0460671

IDENTIF. ↑ REFERENCE

THIS INSTRUMENT PREPARED BY:
Eva M. Lemeh
Lemeh & Associates
1807 8th Avenue South
Suite 107
Nashville, TN 37203

98 JUL -9 PM 2:33

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

# WARRANTY DEED

1623 07/09 0101 03CHECK 327.35

| ADDRESS OF NEW OWNER(S): | SEND TAX BILL TO: | MAP & PARCEL No. |
|---|---|---|
| **Jeffrey A. Johnson**<br>**109 Scotts Creek Circle**<br>**Hermitage, TN 37076** | **SAME** | **75-12-A-11** |

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

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The actual consideration or value whichever is greater, for this transfer is ~~$85,500.00~~.

Valarie D. Brown
Affiant

Subscribed to and sworn before me this 6th day of July, 1998.

Notary Public

My Commission Expires: 03/25/2000

FOR AND IN CONSIDERATION of the sum of Eighty Five Thousand Five Hundred Dollars ($85,500.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged MICHAEL SHANE BRAMBLE and wife, TAMMY BRAMBLE, signing as the wife of Michael Shane Bramble in order to transfer any and all rights, whether marital or other, she may have in the property( the "Grantor"), have this day bargained and sold, and do hereby transfer and convey unto JEFFREY A. JOHNSON (the "Grantee"), his heirs, legal representatives, successors and assigns, certain real estate located in Davidson County, Tennessee, and described as follows:

Land in Davidson County, Tennessee, being Lot No.11, ~~on~~ the Plan of Revised Cedar Creek, Phase One, of record in Plat Book 6900, page 848, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to MICHAEL SHANE BRAMBLE, UNMARRIED by deed from BRADLEY W. WYATT AND WIFE, CHRISTY WYATT of record in Book 9364, page 251, Register's Office for Davidson County, Tennessee.

This is improved real property known as 109 Scotts Creek Circle, Hermitage, TN 37076.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belongs, to the Grantee, his heirs, legal representatives, successors and assigns forever. We covenant with the said Grantee that we are lawfully seized and possessed of said real estate in fee simple, have good right to convey it, and that the same is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his heirs, legal representatives, successors and assigns, against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all gender.

Witness my hand this 6th day of July, 1998.

Michael Shane Bramble
**MICHAEL SHANE BRAMBLE**

Tammy Bramble
**TAMMY BRAMBLE**

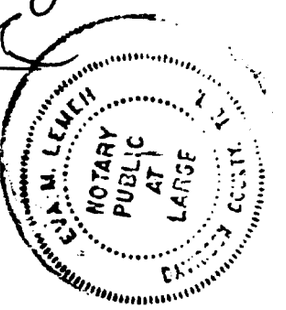
STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

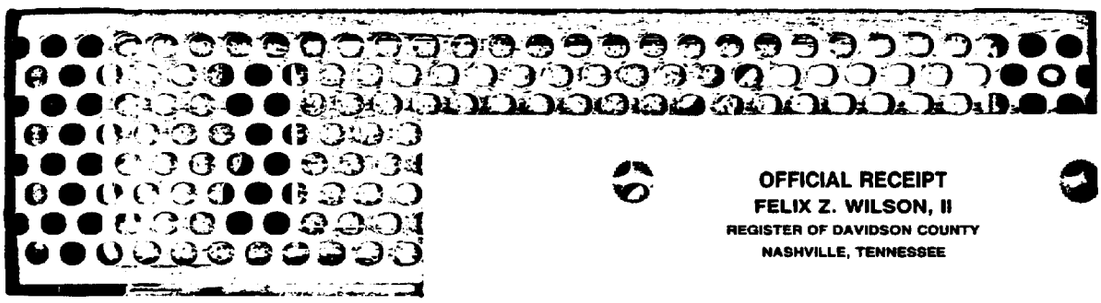
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael Shane Bramble and wife, Tammy Bramble, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Office this 6th day of July, 1998.

Notary Public

My Commission Expires: March 25, 2000





**OFFICIAL RECEIPT**
**FELIX Z. WILSON, II**
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11014 PAGE 770

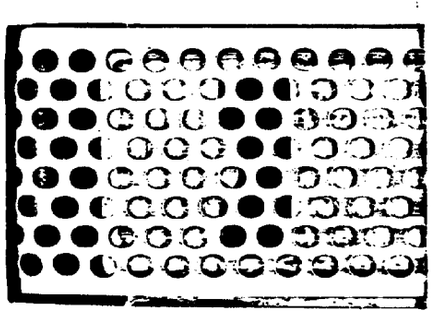
| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT 85500.00
CON TX 316.35
PRFEE 1.00
MDEED 8.00
CFEE 2.00
TOTAL 327.35
CHECK 327.35

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/09/98 01 14:33 0001 1623



0460671
IDENTIF. + REFERENCE
98 JUL -9 PM 2:33
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.**1317346