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447

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF September 19 98

Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Century-21 Duke, Inc. Realtors (NAME)	SAME (NAME)	MAP 18-7
126 Long Hollow Pike (ADDRESS)	(ADDRESS)	PARCEL 93
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Nils H. Johnson, Jr. and Judith L. Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Century-21 Duke, Inc. Realtors

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 29, on the Plan of Charleston Square Subdivision of record in Book 4860, pages 37 and 38, Register's Office for Davidson county, Tennessee, to which plan refernce is made for a more particular description of said lot.

Being the same property conveyed to Nils H. Johnson and wife, Doris L. Johnson by deed from James D. Atkisson and wife, Yvonne W. Atkisson, of record in Book 5954, Page 422, Register's Office for said County. The said Nils H. Johnson having predeceased Doris L. Johnson and Doris L. Johnson having since died. Pursuant to her Last Will and Testament of record and Will Book 214, page 589, Probate Court for Davidson County, Tennessee, Docket Number 97P1127 devising said property to her children, Judith L. Johnson and Nils H. Johnson, Jr. as Tenants in Commmon.

NANCY ANDERSON execute this instrument as Attorney-in-Fact on behalf of Judith L. Johnson pursuant to Special Power-of-Attorney recorded simultaneously herewith.

98 SEP 21 PM 3:24
BILL GARNER REGISTER
DAVIDSON COUNTY, TN.

( ) unimproved
(X) improved property, known as 505 Mystic Hill Drive, Goodlettsville, TN 37072
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand S this 17th day of September 19 98

Nils H. Johnson, Jr.

Judith L. Johnson
By: Judith L. Johnson by Nancy Anderson
Nancy Anderson, Attorney-in-fact

DCTN01W 12/88 First Data Systems, Inc. 1-800-626-5427

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nils H. Johnson, Jr. the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 17th day of September 1998.

My Commission Expires: 11-27-99

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____ being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____ and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____, Tennessee on this the _____ day of _____, 199__.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 17th day of September, 1998, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Nancy Anderson to me known to be the person who executed the foregoing instrument in behalf of Judith L. Johnson, and acknowledged that she executed the same as the free act and deed of the said Judith L. Johnson

Witness my hand and official seal at Goodlettsville, Tennessee, this the 17th day of September, 1998.

My Commission Expires: 11-27-99

Notary Public

3347 09/21 0101 03CHECK 327.72

OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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	85600.00
			CON TX	316.72
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	327.72
			CHECK	327.72

09/21/98 01 15:24 0001 3347

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0490244
IDENTIF. # REFERENCE

98 SEP 21 PM 3:24
BILL GARNER II REGISTER
DAVIDSON COUNTY, TN.

No. 1348706