BOOK 11155 PAGE 663

0499708 Box 56
IDENTIF. & REFERENCE

WARRANTY DEED

98 OCT 14 PM 12:35
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2209 CRESTMOOR ROAD,
NASHVILLE, TN. 37215

THIS INDENTURE, made and entered into as of the **6th** day of **October, 1998** by and between

DOROTHY M. BIGGERSTAFF ,

hereinafter referred to as Grantor, and

STEVE R. JOHNSON and KELLY PORTER ,

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 2 ON THE PLAN OF A.S. JOHNSON SUBDIVISION, AS OF RECORD IN BOOK 1835, PAGE 106, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 2 FRONTS 80 FEET ON THE NORTH SIDE OF DRUID DRIVE, AND EXTENDS BACK BETWEEN LINES, 195 FEET TO A DEAD LINE IN THE REAR ON WHICH IT MEASURES 81 FEET.

BEING ALL THE SAME PROPERTY CONVEYED TO JOE G. BIGGERSTAFF AND WIFE, DOROTHY M. BIGGERSTAFF BY DEED FROM JOHNNY R. POLAND AND WIFE, JOYCE R. POLAND OF RECORD IN BOOK 4397 PAGE 333 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, their heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

SUBJECT TO THE MATTERS SHOWN ON THE RECORDED PLAN AND TO THE RESTRICTIONS OF RECORD.

and that the title and quiet possession thereto Grantor will warrant and forever defend 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 genders.

WITNESS the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Dorothy M. Biggerstaff
DOROTHY M. BIGGERSTAFF

INDIVIDUAL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **DOROTHY M. BIGGERSTAFF**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **6th** day of **October, 1998**.

Notary Public

Commission Expiration: _____

SUSAN L. WILLIS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 29, 2000

STATE OF TENNESSEE
COUNTY OF DAVIDSON

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$78,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Steven R. Johnson
Affiant

SUSAN L. WILLIS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 29, 2000

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

Notary Public

Commission Expiration: _____

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
NASHVILLE ESCROW CO. 2209 CRESTMOOR ROAD, NASHVILLE, TN. 37215	STEVE R. JOHNSON KELLY PORTER 2709 DRUID DRIVE ANTIOCH, TENNESSEE 37013	2709 DRUID DRIVE ANTIOCH, TENNESSEE 37013 MAP PARCEL NUMBER 119-10-56

3336 10/14 0101 03CHECK 299-60

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

RECEIVED OF _____

FOR _____

BOOK 11155 PAGE 665

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	78000.00
			CON TX	288.60
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	299.60
			CHECK	299.60
10/14/98	01		12:37 0001	3336

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0499708
IDENTIF. # REFERENCE

98 OCT 14 PM 12:35
JILL [illegible] REGISTER
DAVIDSON COUNTY, TN.

No. 1358571