BOOK 11330 PAGE 452

0546007

IDENTIF. + REFERENCE

PICK-UP

99 FEB -5 PM 1:51

[illegible] REGISTER
[illegible] SON COUNTY, TN.

This Instrument Was Prepared By:
BAKER, CAMPBELL & PARSONS
Attorneys At Law
303 Church Street, Suite 300
Nashville, Tennessee 37201-1786

Address New Owner And Send Tax Bills To:

Ruth Ellene Johnson, Trustee
1720 Windover Drive
Nashville, Tennessee 37218

Map and Parcel Number:

Map And Parcel 69-7-15

2605 02/05 0101 03CHECK 10.00

EXECUTOR'S DEED

KNOW ALL MEN BY THESE PRESENTS, that **Sadie Galloway Johnson, executrix of the estate of Alfonso Percy Johnson, Sr., deceased,** for and in consideration of the sum of Ten and No 100's Dollars ($10.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, and in connection with a distribution from the estate of Alfonso Percy Johnson, Sr., deceased, the decedent's last will and testament having been duly admitted to probate before the Probate Court of Davidson County, Tennessee, and recorded in Will Book 217, Page 474, has bargained and sold and hereby conveys, remises, releases and forever quitclaims unto **Ruth Ellene Johnson, trustee** (of "*Trust B*" under the last will and testament of Alfonso Percy Johnson, Sr.), her successors and assigns, all of the executrix's right, title and interest in and to that certain tract or parcel of land situated in Davidson County, Tennessee, which is described in Exhibit A attached hereto and

incorporated herein by this reference, together with the appurtenances, hereditaments, estate, title and interest thereto appertaining.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the grantor has executed this executor's deed on this 4th day of February, 1999.

Sadie Galloway Johnson

Sadie Galloway Johnson, Executrix Of The Estate Of Alfonso Percy Johnson, Sr.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, **Deborah C. McFall**, the undersigned, a Notary Public in and for said State and County, the within named **Sadie Galloway Johnson, executrix of the estate of Alfonso Percy Johnson, Sr., deceased**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she, as executrix, executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at Nashville, Tennessee, this 4th day of February, 1999.

Deborah C. McFall

Notary Public At Large

My Commission Expires: February 24, 2000

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-

Affiant

Subscribed and sworn to before me this 4th day of February, 1999.

DEBORAH C. McFALL

Notary Public At Large

My Commission Expires: February 24, 2000

Exhibit A

Property Description

Land situated and lying in Nashville, Davidson County, Tennessee, and more particularly described as follows:

Land in the 13th, formerly the 23rd, Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson-Miller, Engineers-Surveyors, dated June 7, 1960, as follows:

Beginning at an iron pin in the northeasterly margin of Hydes Ferry Pike, said pin being 35 feet northeasterly from southwest corner of the property conveyed to Thomas K. Sanders and wife, Carol M. Sanders, by deed from C. B. Taylor and wife, of record in Book 3074, Page 271, Register's Office for Davidson County, Tennessee; thence with the northeasterly margin of Hydes Ferry Pike, south 49° east 67.4 feet to an iron pin; thence north 44° 45' east 178 feet to an iron pin; thence northwesterly 82 feet to an iron pin; thence southwesterly 192.2 feet to an iron pin in the northeasterly margin of Hydes Ferry Pike, the point of beginning.

Being the same property conveyed to Dr. A. P. Johnson, Sr., and wife, Sadie G. Johnson, by deed from Thomas K. Sanders and wife, Carol M. Sanders, of record in Deed Book _____, Page _____, Register's Office for Davidson County, Tennessee; with the said Sadie G. Johnson (also known as Sadie Galloway Johnson and Sadie Ruth Johnson) having subsequently conveyed her entire interest in said property to Dr. A.P. Johnson, Sr., by deed of record in Deed Book 6122, Page 255, Register's Office for Davidson County, Tennessee.

Alfonso Percy Johnson, Sr., A.P. Johnson and Dr. A.P. Johnson, Sr., are one and the same person; he died on October 3, 1997.

This is improved property known as 4220 Ashland City Highway, Nashville, Tennessee.