Maximum Principal Indebtedness
For Tennessee Recording Tax
Purpose is $ 82,500.00

Prepared by

RETURN TO:
TRANSCONTINENTAL TITLE CO.
LAKEVIEW RIDGE 11
2630 ELM HILL PIKE, SUITE 100
NASHVILLE, TN 37214

62

TN 10712

STATE OF TENNESSEE
COUNTY OF Davidson The actual consideration or value whichever is greater, for this transfer is $82,500.00

Christy Rollen
Affiant

JENNY STICHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me, this 29th day of January, 1999.

My commission expires: 2-2-02

Jenny Sticht
Notary Public

WARRANTY DEED

BOOK 11331 PAGE 475

3016 02/08 0101 03CHECK 316.25

Address of New Owner & Send Tax Bills to:	**Prepared By:** Linda R. Kosack, Atty. 8109 Wikle Road, East Brentwood, TN 37027
5102 IDAHO AVE. NASHVILLE, TN 37209	**Return To:** TransContinental Title Company 2630 Elm Hill Pike, Ste. 100 Nashville, TN 37214

map & parcel no. 103-3/93.00

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

WILLA ANN SHIRLEY

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

LINDA FAYE JOHNSON

hereinafter called the Grantee, his heirs and assigns, a certain tract of land in DAVIDSON County, Tennessee, described as follows:

BEING PART OF BLOCK NO. 19 ON THE MAP OF THE WEST EXTENSION OF CHARLOTTE PARK COMPANY'S FIRST ADDITION, AS OF RECORD IN BOOK 421, PAGE 18, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTH MARGIN OF IDAHO AVENUE, 160 FEET EAST OF THE NORTHEAST INTERSECTION OF SAID IDAHO AVENUE AND 52ND AVENUE NORTH; THENCE WITH THE NORTHERLY MARGIN OF IDAHO AVENUE, EASTERLY 50 FEET TO A POINT; THENCE NORTHERLY PARALLEL TO 52ND AVENUE NORTH, 150 FEET TO THE SOUTHERLY MARGIN OF AN ALLEY; THENCE WITH THE MARGIN OF SAID ALLEY, WESTERLY PARALLEL TO IDAHO AVENUE 50 FEET, THENCE SOUTHERLY PARALLEL TO 52ND AVENUE NORTH, 150 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO WILLA ANN SHIRLEY BY QUIT CLAIM DEED FROM JESSIE PAUL SHIRLEY DATED NOVEMBER 5, 1985 AND RECORDED MARCH 31, 1986 IN BOOK 6816, PAGE 49, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Property Address: 5102 IDAHO AVE., NASHVILLE, TN 37209

BOOK 11331 PAGE 476

This conveyance is made subject to:

1. 19___ taxes, which have been prorated and assumed by Grantee.

2. Restrictive covenants contained in instrument of record in Book _____, page _____, Register's Office for said County.

3. Matters shown on the Plan of record in Plat Book _____, page _____, Register's Office for said County.

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 numbers shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 29th day of January, 1999.

Willa Ann Shirley

FILED
99 FEB -8 AM 9:47
DAVIDSON COUNTY REGISTER
DAVIDSON COUNTY, TN.

546361
TIF. → REFERENCE

State of Tennessee
County of Davidson

On this 29th day of January, 1999, before me personally appeared Willa Ann Shirley to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand and official seal,
My Commission expires:
1-26-2002

JENNY STICHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Jenny Sticht
Notary Public

WARRANTY DEED

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11331 PAGE 477

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	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

0546361
IDENTIF. & REFERENCE

99FEB -8 AM 9:47

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	82500.00
CON TX	305.25
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	316.25
CHECK	316.25

02/08/99 01 09:46 0001 3016

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1422322