WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,222.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30 DAY OF June 1999.

RICHARD HEDGEPATH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
My Commission Expires MAR.. 29, 2003

MY COMMISSION EXPIRES: _____

THIS INSTRUMENT PREPARED BY: Richard R. Hedgepath, Jr. Attorney
4800 Charlotte Ave.
Nashville, TN 37209

NEW OWNER(S)	SEND TAX BILLS TO:	MAP & PARCEL
Carl Richard Johnson and wife, **Margaret Magdalene Johnson**	Same	Map 91-7
	P. O. Box 90599	Parcel 215
	Nashville, TN 37209	

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, **WALTER F. JOHNSON** AND WIFE, **MARY ANN JOHNSON**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CARL RICHARD JOHNSON** AND WIFE, **MARGARET MAGDALENE JOHNSON**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND in Davidson County, Tennessee, being Lots Nos. 1206 and 1208, of Block No. 183, Plan No. 1, West Nashville, as of record in Book 57, Pages 74 and 75, Register's Office for said County.

SAID Lots Nos. 1206 and 1208 front together 50 feet on the southerly side of Kentucky Avenue and run back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Walter F. Johnson by deed from O. S. Siegrist and J. C. Siegrist of record in Book 4005, Page 94, Register's Office for Davidson County, Tennessee.

5303 Kentucky Avenue, Nashville, TN 37209

(House Number) (Street) (City) (State) (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 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 my hands this 10 day of June 1999.

Walter F. Johnson
WALTER F. JOHNSON - Seller

Mary Ann Johnson
MARY ANN JOHNSON - Seller

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 11524 PG. 429

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Walter F. Johnson** and wife, **Mary Ann Johnson**, the bargainors, 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 Nashville, Tennessee, this 10 day of June 1998.9

RICHARD HEDGEPATH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: 3-29-2000

My Commission Expires MAR

5712 06/11 0101 03CHECK 93.22

05988878

RECORDING REFERENCE

99 JUN 11 PM 1:08

REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

BOOK **11524** PG. **430**

0598878

IDENTIFICATION REFERENCE

99 JUN 11 PM 1:08

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	22222.00
CON TX	82.22
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	93.22
CHECK	93.22

06/11/99 01 13:12 0001 8712

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1473164