WARRANTY DEED

File Box "M"
Satisfied & Mailed
5F38636

Instr:200002030011549 Page: 1 OF 2
REC'D FOR REC 02/03/2000 2:39:33PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $357.05

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 96,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF January, 2000

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY

Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Denton Johnson	Tucker Federal Bank	MAP 147-11
(NAME)	dba Prime Lending (NAME)	
533 Northcrest Drive	P.O. Box 211788	PARCEL 93
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Augusta, GA 30917-1788	
(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, Carl R. Penrod and William M. Penrod, only heirs at law of Barbara Penrod (Jolly), deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Denton Johnson

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. 462 on the plan of Whispering Hills, Section II-C, of record in Book 2663, pages 66 and 67, Register's Office for said County.

Said Lot No. 462 fronts 77.0 feet on the southeasterly margin of Northcrest Drive and extends back 253.0 feet on the northeasterly line and 257.8 feet on the southwesterly line to a dead line in the rear, measuring 70.9 feet thereon.

Being the same property conveyed to Steve Jolly and wife, Barbara Penrod Jolly by deed from Teddy J. Carter and wife, Carol Ann Carter of record in Book 7174, page 280, Register's Office for Davidson County, TN. The property having been divested from Steve Jolly and vested in Barbara Penrod Jolly by Final Decree of divorce in the Probate Court for Davidson County, Tennessee (Docket No. 88D-152) recorded simultaneous herewith. The said Barbara Penrod Jolly having since died instestate on July 28, 1999, and Carl R. Penrod and William M. Penrod being her sole heirs at law. Barbara Penrod Jolly and Barbara Penrod are one and the same person.

This conveyance is subject to any and all existing easements of record and to all matters shown on the plan of record in Book 2663, page 66-67, said Register's Office.

Taxes for the year 2000 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.

unimproved ( )
This is improved (X) property, known as 533 Northcrest Drive, Nashville, TN 37211
(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 27th day of January, 2000

Carl R. Penrod by Barry Vincent, atty in fact
Carl R. Penrod

William M. Penrod by Barry Vincent, atty in fact.
William M. Penrod
by Barry Vincent by Power of Attorney recorded simultaneous herewith

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____day of _____, _____ .

Commission expires _____ _____
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, and corporation, and that _____ as such _____ and _____ being authorized so to do, 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 _____ on this the _____ day of _____, _____ .

My commission expires _____ _____
Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On January 27, 2000, before me personally appeared Barry Vincent to me known to be the person who executed the foregoing instrument in behalf of Carl L. Penrod and William M. Penrod and acknowledged that he executed same as the free act and deed of said above named for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of January, 2000.

My Commission Expires:

2001

Notary Public