Instr:200004270041786 Page: 1 OF 3
REC'D FOR REC 04/27/2000 1:07:36PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $329.30

This Instrument Prepared By:
FRANK C. INGRAHAM, ESQ., 2100 Parkway Towers, Nashville, Tennessee 37219

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Address New Owner:	***Send Tax Bills To:***	***Map-Parcel No.***
CONSTANCE ALSUP 1016 Acklen Avenue Nashville, Tennessee 37203	Same	Map 105-9 Parcel 328

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is Eighty-Nine Thousand ($89,000.00) Dollars.

Emma Johnson
AFFIANT

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

Sworn to and subscribed before me this 27 day of April, 2000.

Notary Public
My Commission Expires: 7/22/00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Eighty-Nine Thousand and 0/100 ($89,000.00) Dollars, the Estate of BUFORD JOHNSON by Emma Johnson, Personal Representative, has this date bargained and sold, and does hereby transfer and convey unto Constance Alsup, certain real estate in Davidson County, Tennessee, being more particularly described as follows:

BEING Lot No. 48 on the Plan of A. J. Jones Subdivision, as of record In Book 57, Page 147, Register's Office, Davidson County, Tennessee, Described according to a survey of Barge, Waggoner & Sumner, Engineers, dated October 28, 1969, as follows:

BEGINNING at an iron pin in the northerly margin of Acklen Avenue, 130.3 feet east of 11th Avenue South; thence leaving said Avenue, North 10° 50' East, 150 feet to an iron pin in the southerly margin of Alley No. 659; thence with the same, South 82° 51' East, 50 feet to an iron pin; thence South 10° 50' West, 150 feet to an iron pin in the northerly margin of Acklen Avenue; thence with the same, North 82° 51' West, 50 feet to the point of beginning.

BEING the same property conveyed by The Nashville Housing Authority to Buford E. Johnson and wife, Ardillar S. Johnson, by Warranty Deed of record in Book 4546, Page 88, Register's Office, Davidson County, Tennessee, the said Buford E. Johnson and Ardillar S. Johnson having since died and the said property having passed under Buford Johnson's will of record in Will Book 233, Page 417, Probate Court Clerk's Office, Davidson County, Tennessee.

This property is conveyed subject to all easements, covenants, setback lines, conditions and encumbrances of record.

unimproved ( )
This is improved (X) property known as:

1016 Acklen Avenue, Nashville, Tennessee 37203

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors, heirs and assigns forever, I covenant that the Estate of Buford Johnson is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it and that the same is unencumbered.

I further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns 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.

As evidenced by their signatures hereto, Melvin Johnson, Constance V. Alsup, Emmett Richard Johnson and Emma Johnson, being all of the heirs of Buford Johnson, agree to the conveyance of this property.

WITNESS OUR HANDS this 27th day of April, 2000.

ESTATE OF BUFORD JOHNSON

By: Emma M Johnson
EMMA JOHNSON
Personal Representative

Emma Johnson
EMMA JOHNSON
Heir

Constance V. Alsup
CONSTANCE ALSUP
Heir

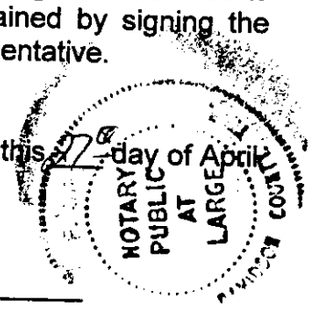
Melvin S. Johnson
MELVIN JOHNSON
Heir

Emmett R. Johnson
EMMETT RICHARD JOHNSON
Heir

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared EMMA JOHNSON, with whom I am personally acquainted, and who, upon oath, acknowledged herself to be the Personal Representative of the Estate of Buford Johnson, and that she, as such Personal Representative, being authorized so to do, executed the within instrument for the purposes therein contained by signing the name of the Estate of Buford Johnson by herself as Personal Representative.

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



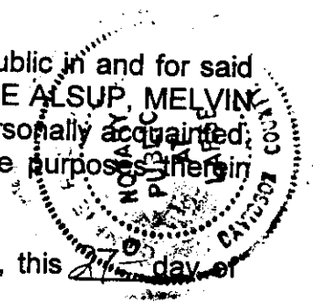
Connie F. Sparkman
NOTARY PUBLIC

Commission expires: 7/22/00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named EMMA JOHNSON, CONSTANCE ALSUP, MELVIN JOHNSON and EMMETT RICHARD JOHNSON, with whom I am personally acquainted, who acknowledged that they executed the within instrument for the purposes therein contained.

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



Connie F. Sparkman
NOTARY PUBLIC

My Commission Expires: 7/22/00