STATE OF TENNESSEE

COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE

12th DAY OF May, 2000

Notary Public

MY COMMISSION EXPIRES 1/11/2003

Instr:200005190050486 Page: 1 OF 2
REC'D FOR REC 05/19/2000 2:29:06PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $407.00

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Leon R. Green, a single man (NAME)	Union Planters Bank, N. A. (NAME)	7-121
2185 Tinnin Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1785 (STREET ADDRESS)	
Goodlettsville, Tennessee 37072 (CITY) (STATE) (P.O. ZIP)	Memphis, TN 38101-1785 (CITY)(STATE) (ZIP)	

FOR AND IN 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, **James Richard Johnson, a single man**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Leon R. Green, a single man**, 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 the 10th Civil District of Davidson County, Tennessee, described according to a survey by R. L. Montoya, Land Surveyor, dated January 25, 1983, as follows:
BEGINNING at a point in the center line of Tinnin Road at its intersection with the center line of a 50-foot right-of-way easement to the Goodlettsville Church of Christ, and thence with said center line of said easement S 56 degrees 49' 41" W 300.89 feet to a point thence S 50 degrees 08' 43" W 182.51 feet to a point; thence S 68 degrees 13' 37" w 81.67 feet to a point; thence S 86 degrees 41' 59" W 83.26 feet to a point; thence leaving said center line of said easement N 2 degrees 31' 37" E 155.00 feet to a point, thence N 17 degrees 26' 06" W 111.70 feet to a point; thence N 65 degrees 44' 45" E 504.26 feet to a point in the center line of Tinning Road; thence with said center line of said road, S 37 degrees 48' 14" E 192.20 feet to the beginning and containing 3.071 acres, more or less.

Being the same property conveyed to James Richard Johnson, a single man, by Deed of record in Book 7256, Page 654, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.
The above legal description is the same as that contained in the previous deed of record.

unimproved ( )
This is improved (XX) property, known as 2185 Tinnin Road, Goodlettsville, TN 37072.

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. 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.

Witness my/our hand(s) this 12th day of May, 2000.

James Richard Johnson

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 James Richard Johnson, a single man, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal, this 12th day of May, 2000.

Commission expires 11/14/00

Notary Public

SMITH NOTARY PUBLIC AT LARGE SUMNER COUNTY TENN

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____, _____ (title) for _____ (corporation), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ (title) of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 12th day of May, 2000.

My Commission Expires:_____ _____

Notary Public

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____, attorney-in-fact for _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the attorney-in-fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 12th day of May, 2000.

My Commission Expires:_____ _____

Notary Public

Prepared by & Return to

Smith.Sholar.Associates.PLLC.
P.O. Box 663
Gallatin, TN 37066
(615) 452-5282