WARRANTY DEED

Instr:20000810079830 Page: 1 OF 2
REC'D FOR REC 08/11/2000 2:29:57PM
RECORD FEE: $11.00
T. TAX: $0.00 T. TAX: $325.60

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF August 2000

Notary Public

MY COMMISSION EXPIRES: May 28, 2003
(AFFIX SEAL)

RICHARD MANSON ATTORNEY AT LAW R. LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Bicentennial Title & Escrow, 1319 Fifth Avenue North, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Willie L. Stallworth (NAME)	New Owner (NAME)	105-14-26
838 Glen Avenue (ADDRESS)	(ADDRESS)	
Nashville, TN 37204 (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, Gene R. Johnson the only Heir at Law of Waldorf A. Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Willie L. Stallworth

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 disposition Parcel No. 237-RA, 838 Glen Avenue, being part of Lot No. 73 in the Waverly Land Company's Plan of Lots called Waverly Place, as of record in Book 57, page 95, Register's Office for said County, more particularly described as follows:

Beginning on the northerly margin of Glen Avenue, 48 feet eastwardly from the corner of Lots No. 73 and 74; thence with the northerly margin of said Avenue easterly 42 feet; thence nearly at right angles to said Avenue northerly 200 feet to a point in the southerly margin of an alley 85 feet eastwardly from the corner of said Lots 73 and 74; thence westwardly with the southern margin of said lots; thence southwardly 200 feet to the beginning.

Being the same property conveyed to Waldorf A. Johnson and wife, Mary A. Johnson by quitclaim deed from Carrie Clark, unmarried in Book 6971, page 899, Register's Office for Davidson County, Tennessee. The said parties having since died and the said Mary A. Johnson having predeceased the said Waldorf A. Johnson.

See Affidavit of heirship Being recorded Simultaneously herewith.

unimproved ( )
This is improved (X) property, known as 838 Glen Avenue, Nashville, TN 37204
(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 my hand this 1st day of August 2000

Gene R. Johnson

Gene R. Johnson

~~STATE OF TENNESSEE~~ Destrict of Columbia
~~COUNTY OF DAVIDSON~~

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gene R. Johnson the only Heir at Law of Waldorf A. Johnson

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this 1st day of August 2000

Commission expires ~~May 28, 2003~~ June 31 2003

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, executed 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