#2906

Box 13

ELIZABETH E. TRIPLETT NOTARY PUBLIC DAVIDSON COUNTY AT LARGE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $$ 124,000.00

Judi Clark
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of January, 2002

Elizabeth E Triplett
Notary Public

MY COMMISSION EXPIRES: 5-26-02.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southern Title Services, LLC, 321 West Main Street, Suite 201, Lebanon, TN 37087

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel Johnson and Tara Johnson	Ameris Wholesale Lender	Map: 108
(NAME) 607 Kennington Street	(NAME) 750 Old Hickory Blvd #180	Group 4A
(ADDRESS) Nashville TN 37214	(ADDRESS) Brentwood, TN 37027	Parcel 016.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, **DAVID SCOTT BLACK AND WIFE, ANGELA MARIE BLACK, AS TENANTS BY THE ENTIRETY**, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents does transfer and convey unto **DANIEL JOHNSON AND TARA JOHNSON HUSBAND AND WIFE**, hereinafter called the GRANTEE(S), 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 all of Lot No. 16 on the Plan of Section One, Villages of Larchwood, according to plat thereof, recorded in Plat Book 7900, page 106, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to David Scott Black and wife, Angela Marie Black, as tenants by the entirety, by Warranty Deed of record in Book 8322, page 116, said Register's Office.

Restrictive Covenants of record in Book 8067, page 792; and, any and all matters as shown on plat of record in Plat Book 7900, page 106; all of the Register's Office of Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 607 Kennington Street, Nashville, TN 37214
(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 GRANTEE(S), their heirs and assigns forever; and Grantor covenants with the said GRANTEE(S) that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, unless otherwise herein set out; and except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; and Grantor further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever.

Davidson County DEEDWARR
Recvd: 02/13/02 13:20 2pgs
Fees:13.00 Taxes:458.80
20020213-0019203

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 hands this 31st day of January, 2002.

David Scott Black

Angela Marie Black

STATE OF Tennessee

COUNTY OF Davidson

Before me. the undersigned Notary Public, personally appeared David Scott Black and wife, Angela Marie Black, as tenants by the entirety who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 31st day of January, 2002.

Notary Public

My Commission Expires: 7-23-05

(SEAL)

LINDA V. JONES
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

~~Mail After Recording To:~~
David ~~W. Kious~~
~~Southern Title Services, LLC~~
321 ~~West Main Street, Suite~~ 201
Lebanon, TN 37087