File Box 8

Davidson County DEEDWARR
Recvd: 05/24/02 11:38 3pgs
Fees:18.00 Taxes:480.63

20020524-0063493

Map 108-12
Parcel 295

This instrument prepared by:
MORREALE, MACK & TERRY, P.C.
449 Taft Avenue
Glen Ellyn, Il 60137

W A R R A N T Y D E E D

THIS INDENTURE, made this day of , A.D., 19 , by and between Jermaine C. Johnson and Wendy Johnson, husband and wife

First Parties, and

John Wade Montrief

Second Parties,

WITNESSETH: That said First Parties, for and in consideration of the sum of ----------One and NO/100-------Dollars ($1.00), and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged,

have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to-wit:

LEGAL DESCRIPTION ATTACHED
AND MADE A PART HEREOF

OWNER:

John Wade Montrief
1804 Easton Court
Nashville, TN 37214

RESPONSIBLE TAXPAYER:

AmSouth Bank
2050 Parkway Office Circle
Birmingham, AL 35244

CLT#

66693

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. **TO HAVE AND TO HOLD THE** said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

Jermaine C. Johnson

Wendy Johnson

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Jermaine C. Johnson and Wendy Johnson, husband and wife, 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, at office, this 5 day of January, ~~19~~2002.

M. D. Ellis Jr., Notary Public

My Commission Expires: September 25, 2004

M. D. ELLIS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

I hereby swear or affirm that, the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 129,900.00. Affiant John Wade Mosley.

Subscribed and sworn to before me this 20th day of May, ~~19~~2002.

Cindy Williamson, Notary Public

My Commission Expires: _____

CHRISTY WILLIAMSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 7/26/2003

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 107 ON THE PLAN OF TRAILWOOD SECTION 7 OF RECORD IN BOOK 8250, PAGE 741, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 107 FRONTS 40.85 FEET ON THE WESTERLY MARGIN OF EASTON COURT AND EXTENDS BACK 119.79 FEET ON THE NORTHEASTERLY LINE AND 116.34 FEET ON THE SOUTHEASTERLY LINE TO A BROKEN LINE IN THE REAR. MEASURING 135.74 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO JERMAINE C. JOHNSON AND WIFE, WENDY JOHNSON BY DEED FROM LARRY POWELL BUILDERS, INC. OF RECORD IN BOOK 11032, PAGE 721, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

DESCRIPTION REFERENCE: DESCRIBED ACCORDING TO (OR BY REFERENCE TO) THE RECORDED SUBDIVISION PLAN.