Name and Address of New Owner:	Send Tax Bills To:	Prepared by:
Ronald L. Johnson 417 Cedarmont Drive Antioch, TN 37013	Same	David W. McMackin 213A Ward Circle, S-104 Brentwood, Tn 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Map & Parcel No.
162-13-0-115.00

The actual consideration or value, whichever is greater for this transfer is $126,000.00

Ronald L Johnson
Affiant

Subscribed and sworn to before me on this 15th day of August, 2002.

LELLANA LASHELLE LOWHORN NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENN.

MY COMMISSION EXPIRES: AUGUST 25, 2005

Notary Public

My Commission Expires: 8/25/05

WARRANTY DEED

For and in consideration of the sum of Ten and No/100----------($10.00)---------- Dollars cash in hand paid and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, We, Joseph K. Avants and wife, Joyce M. Avants, have bargained and sold, and do hereby transfer and convey unto Ronald L. Johnson, a single man, and Mary E. Jackson, a single woman, their successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 59 on the Plan of Monte Carlo Estates, Section Two A, of record in Book 4955, page 45, Register's Office in Davidson County, Tennessee.

Said Lot No. 59 fronts 100 foot on the north margin of Cedarmont drive and extends back between unparallel lines, the northerly boundary line measuring 163.35 feet thereon and the southerly boundary line measuring 149.87 feet thereon, to the rear line which measures 69.66 feet thereon.

Being the same property conveyed to Joseph K. Avants and Joyce M. Avants by deed, dated 09/11/95, of record in Book 9817, page 513, aforesaid register's Office. This is unimproved property located at 3707 Brighton Road, Nashville, TN 37205.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, their heirs and assigns forever. Grantor covenants that they are lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for unpaid real estate taxes.

Davidson County DEEDWARR
Recvd: 08/29/02 10:38 2pgs
Fees:13.00 Taxes:466.20
20020829-0104651

GRANTOR further covenants and bind himself and his heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on this 15th day of August, 2002.

Joseph K. Avants by Karen A. Howard
Joseph K. Avants by Karen A. Howard
his attorney in fact

Joyce M. Avants by Karen A. Howard
Joyce M. Avants by Karen A. Howard
Her attorney in fact

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 Karen Howard as Attorney-in-Fact for Joseph K. Avants and Joyce M. Avants, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained and who further acknowledged that he/she is the Attorney-in-Fact of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to executed this instrument on behalf of the maker.

WITNESS my hand and official seal at Nashville, Tennessee, this 15th day ofAugust, 2002.

Notary Public

My commission expires: 8/25/05

DELLANA LASHELLE LOWHORN
NOTARY PUBLIC AT LARGE
RUTHERFORD CO., TENN.

MY COMMISSION EXPIRES:
AUGUST 25, 2005