Davidson County DEEDWARR
Recvd: 06/14/07 11:27 2 pgs
Fees:13.00 Taxes:370.00

20070614-0071317

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$100,000.00**

Joyce Stronach
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF JUNE 2007.

Regina E. Johnson
Notary Public Regina E. Johnson

MY COMMISSION EXPIRES: May 24, 2008
(AFFIX SEAL)

REGINA E. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Plantation Title, LLC, 7620 Highway 70S, Suite 214, Nashville, TN 37221

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tilton Crowell and Shirley Crowell	**New Owner**	**09110004900**
5820 Leslie Ave		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		
(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, I/We, **James R. Johnson Executor of the Estate of Nancy Jean Johnson** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Tilton Crowell and wife Shirley Crowell** 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:
5820 Leslie Ave., Nashville, TN 37209

Being Lot No. 54 on the Plan of the Subdivision of Lots Nos. 39 and 40 of the B. F. Cockrill Farm as of record in Book 332, Page 41.

Said Lot No 54 fronts 50 feet on the northerly side of Leslie Avenue and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Horton E. Johnson and wife Nancy J. Johnson by deed from Hettie H. Twardzik, now Cureton dated 10/10/1973 and filed for record on 10/2/1973 in Book 4751, Page 807, Register's Office for Davidson County.
Horton E. Johnson and wife Nancy J. Johnson both now deceased. James Robert Johnson appointed Executor of the estate of Nancy Jean Johnson.

This conveyance is made subject to (1) easement for sanitary trunk sewer as of record in Book 3464, page 246 and (2) easement for storm sewers and/or sanitary sewers of record in Book 4692, Page 699.

Unimproved ☐

This is improved **X** **5820 Leslie Ave., Nashville, TN 37209**

(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 our hands this 8th day of June 2007

James R. Johnson Executor of the Estate of Nancy Jean Johnson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **James R. Johnson Executor of the Estate of Nancy Jean Johnson**, with whom I am personally acquainted and who upon his oath acknowledged himself to be the persons who executed the foregoing instrument for the purposes there contained.

Commission expires: May 24, 208

Regina E. Johnson Notary Public

REGINA E. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.