THIS INSTRUMENT PREPARED FROM INFORMATION FURNISHED BY OTHERS:
Angello L. Huong, Attorney at Law, 435 Park Ave Professional Bldg, Lebanon, TN 37087

TAX MAP: 81-3 ; PARCEL ID: 081 03 0 304.00

ADDRESS NEW OWNER: Titus Johnson, Hoyt Johnson, Beverly Johnson, Reba Johnson, Elaine Johnson, Angela Johnson, and Gloria Johnson
2405 18TH AVENUE NORTH
NASHVILLE, TN 37208

ADDRESS MORTGAGEE: N/A

SEND TAX BILL TO: NEW OWNERS

PROPERTY: (X) IMPROVED; ( ) UNIMPROVED

SURVEYOR: N/A

BILL GARRETT, Davidson County
Trans:T20110004185 DEEDQC
Recvd: 01/21/11 09:00 3 pgs
Fees:17.00 Taxes:0.00
20110121-0005874

DEED

Pursuant to the authority granted by the Davidson County Seventh Circuit Court (Probate Division), Tennessee in the Estate of Florence Mai Johnson, Case #10P1852, I, GLORIA JOHNSON, as Administrator of the Estate of Florence Mai Johnson, do hereby transfer, quitclaim, and convey all right, title and interest, to TITUS JOHNSON, HOYT JOHNSON, BEVERLY JOHNSON, REBA JOHNSON, ELAINE JOHNSON, ANGELA JOHNSON, and GLORIA JOHNSON, in equal undivided joint interests, their heirs and/or assigns, forever, to a certain parcel of real estate situated in the Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee being Lot No. 2 on the Plan of Buena Vista Heights, as of record in Book 161, Page 19, Register's Office for said County, as shown as a part of Parcel "B" Reserved on the Plan of Riverview Gardens, as of record in Book 3600, Page 46, Register's Office for said County.

Said Lot No. 2 or part of Reserved Parcel "B" fronts 50 feet on the westerly margin of 18th Avenue North, formerly Salem Street, and extends back between parallel lines 150 feet to a 10-foot alley.

DEED REFERENCE: Being the same property conveyed to Hoyt N. Johnson and wife, Florence Mai Johnson, by deed from James T. McLean and wife, Carole L. McLean dated October 20, 1966, and of record in Book 4070, Page 242, Register's Office for Davidson County, Tennessee. The aforesaid Hoyt N. Johnson having passed away on July 31, 1993 leaving Florence Mai Johnson as the surviving tenant by the entirety by operation of law. The aforesaid Florence Mai Johnson thereafter having passed away intestate on October 22, 2009 leaving her seven surviving

children Titus Johnson, Hoyt Johnson, Beverly Johnson, Reba Johnson, Elaine Johnson, Angela Johnson, and Gloria Johnson as joint owners in fee simple by operation of law. The aforesaid estate of Florence Mai Johnson having been probated in the Davidson County Seventh Circuit Court (Probate Division), Tennessee, Case #10P1852.

This is improved property being more commonly known as 2405 18th Avenue North, Nashville (Davidson County), Tennessee 27208.

The purpose of this conveyance is to transfer whatever interest Grantor may have in and to the above-described property to the Grantees herein.

WITNESS MY HAND on this 14 day of Jan., 2011.

Gloria Johnson

GLORIA JOHNSON, ADMINISTRATOR OF THE ESTATE OF FLORENCE MAI JOHNSON

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, a Notary Public in and for the State and County aforesaid, GLORIA JOHNSON, ADMINISTRATOR, for the estate of Florence Mai Johnson, with whom I am personally acquainted or who provide her identity to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing *Deed* for the purposes contained therein.

WITNESS my hand and official seal, on this the 14 day of January, 2011.

Charles E. Johnson Jr.

Notary Public

CHARLES E. JOHNSON JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: 9/9/2014

AFFIDAVIT OF CONSIDERATION

I hereby swear or affirm that the actual consideration for this transfer or value of this property transferred, whichever is greater, is $-0.00- (Zero Dollars and 00 Cents). This Deed is being executed pursuant to an inheritance from a deceased's estate.

Gloria Johnson
AFFIANT

Sworn to and subscribed before me on this 14 day of January, 2011.

Charles E. Johnson Jr.
Notary Public

CHARLES E. JOHNSON JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: 9/9/2011