BILL GARRETT, Davidson County
Trans:T20140019751 DEEDWARR
Recvd: 03/25/14 10:30 2 pgs
Fees:13.00 Taxes:310.80
20140325-0024329

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $84,000.00.

Affiant

Subscribed and sworn before me this the 21st day of March, 2014.

Notary Public
My commission expires: 1/15/17

MARK BELL NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Harold Gail Johnson, Jr. P.O. Box 331235 Nashville, TN 37203	New Owner	81-8-249

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, JOHN A. SMITH, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to HAROLD GAIL JOHNSON, JR., hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Being Lot No. 6 on the Plan of Bainbridge's Resubdivision of Lots 463, 465, 467, 469 and 471 on the North Nashville Real Estates Company Plan of Lots of record in Book 2330, page 43, Register's Office for said County.

Said Lot No. 6 fronts 45 feet on the northerly side of Buchanan Street and runs back between parallel lines 142.9 feet on the westerly line and 156.1 feet on the easterly line to a dead line in the rear, measuring 47.3 feet thereon.

Being the same property conveyed to John A. Smith by Warranty Deed from Bill H. Martin, Unmarried of record in Book 9545, Page 689; dated December 14, 1994; said Register's Office for Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 506 Buchanan St, Nashville, TN 37208.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 my hand this the 21st day of March, 2014.

John A. Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John A. Smith, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 21st day of March, 2014.

My commission expires:

1/15/17

Notary Public

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY