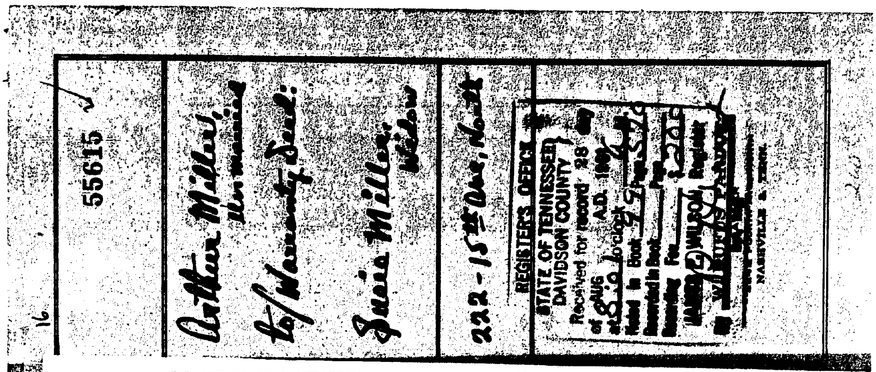
K 3278



FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and the love and affection which I bear toward my mother, SUSIE MILLER, a widow, the grantee, I, ARTHUR MILLER, unmarried and of lawful age, this day have bargained and sold, and by these presents do transfer and convey unto the said SUSIE MILLER, widow, her heirs and assigns, a certain tract or parcel of land in Davidson County,Tennessee,described as follows:

" Land in Davidson County,Tennessee, being the southerly part of Lot No.57 on the Plan of Hynes' Addition of Nashville, as of record in Minute Book "B", page 85, and Plan Book No.1, page 21, Chancery Court at Nashville,described as follows:

BEGINNING on the easterly margin of 15th Avenue North, formerly Carroll Street, at the corner of Lots Nos.57 and 58; thence with the line between said two lots eastwardly 177 feet to the westerly margin of an alley; thence with said alley northwardly 31 feet to the southeast corner of the property conveyed to Lizzie C.Story by deed from Richard H.Thompson and wife, of record in Book 546, page 281, Register's Office for said County; thence with Story's southerly line westwardly 183.5 feet to the easterly margin of 15th Avenue North; thence with said Avenue southwardly 31 feet to the BEGINNING."

Being the same real property conveyed to Arthur Miller by deed from Susie Miller,widow, dated June 16,1961, filed July 7,1961, and recorded in Book 3251, page 147, Register's Office Davidson County,Tennessee. Reference may also be had to deed recorded in Book 1323, page 224,said Register's Office.

SITUATED thereon is a dwelling,known as City No. 222 -15th Avenue North, Nashville,Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land,with the appurtenances, estate,title and interest thereto belonging to the said Susie Miller,widow, her heirs and assigns,forever.

And I do covenant with the said SUSIE MILLER,widow,that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Arthur Miller,unmarried,and of lawful age as aforesaid,do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said SUSIE MILLER,widow,her heirs and assigns against the lawful claims of all persons whomsoever. WITNESS my hand this the 16th day of August,1961.

Arthur Miller

STATE OF TENNESSEE,

COUNTY OF DAVIDSON,

Personally appeared before me, W.RUFUS PARDUE, a Notary Public in and for said County and State, the within named ARTHUR MILLER, Unmarried,the bargainor, with whom I am personally acquainted,and who acknowledged that he executed the within instrument for the purposes therein contained. WITNESS my hand and official seal at NASHVILLE, Tennessee, this the 16th day of August,1961.

W.Rufus Pardue, NOTARY PUBLIC. My commission expires January 24,1962.

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