WARRANTY DEED

BOOK 4268 PAGE 230

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Richard H. Miller et ux (NAME)	Richard H. Miller et ux (NAME)	Map 101
Route #2 River Road (STREET ADDRESS OR ROUTE NUMBER)	Route #2 River Road (STREET ADDRESS)	Par. 124
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37209 (CITY) (ZONE) (STATE)	Pd

FOR AND IN CONSIDERATION of the sum of $10.00

Ten *Dollars,*

Morris E. Russell and wife, Audrey Jane Russell

have this day bargained and sold, and do hereby transfer and convey unto the said Richard H. Miller and wife, Eula Mai Miller *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in the 8th Civil District of Davidson County, Tennessee, described according to a survey by S.H. Hutchison, date August 11, 1966, as follows:

Beginning at an 8" hackberry tree in L. Dugger's west line, same being the southeast corner of the Alton Foutch, Jr. lot; thence with the Foutch line, North 73° west 342 feet to a point in center of the present (new) River Road, the south west corner of the Foutch lot, iron stake in line on margin of road, thence with the road, south 17° west 152 feet to a point in center of road, the northwest corner of the T. D. Ashworth's southeast corner at 157.5 feet, in alll 171 feet to a corner fence stake; thence with a fence, South 68° east 224 feet to an iron stake by a Thorn tree in L. Dugger's west line, North 4° west 372.5 feet to point of beginning, containing 1.54 acres, being the same, more or less.

Being part of the same property conveyed to Morris E. Russell and wife, Audrey Jane Russell by deed from Morris E. Russell and wife, Audrey Jane Russell and Richard H. Miller and wife, Eula Mai Miller, of record in Book 4025, page 587, Registers Office for Davidson County, Tennessee,

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 6700.00

Subscribed and sworn to before me, this the 12th day of September 19 68

Affiant Morris E. Russell

My commission Expires: May 1, 1971 (Affix Seal)

Notary Public

( ) unimproved ( ) This is improved (X) property, known as Rt 2 (House Number) River Road (Street) Nashville, Tennessee P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Richard H. Miller and wife, Eula Mai Miller *(successors), heirs and assigns forever.* we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

we *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Richard H. Miller and wife, Eula Mai Miller *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 11th *day of* September, 19 68, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Morris E. Russell

Audrey Jane Russell

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, L. J. Dugger, *a Notary Public in and for said County and State,* Morris E. Russell and wife, Audrey Jane Russell

the within named bargainor S, *with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee
this 12th *day of* September, 1968

L. J. Dugger
Notary Public

Commission expires May, 2, 1971

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* .....,
with whom I am personally acquainted, and who, upon oath, acknowledged .....*self to be* .....
.....*of the* .....,
the within named bargainor, a corporation, and that .....*he as such* .....,
being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....*self as* .....

Witness my hand and seal, at office in .....,
this .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

Dahlia Avenue Estates
7357 - Harris Hobbs Rd -
Nashville 37209

WARRANTY DEED

FROM

Morris E. Russell et ux

TO

Richard E. Miller et ux

This instrument was prepared by Edward C. White, Attorney at Law, 5203 Charlotte Ave., Nashville, Tennessee, 37209

A 1 2 8 1 3

IDENTIF. REFERENCE

SEP 13 10 36 AM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

SEP 13 68	CONV	*6,700.00			
SEP 13 68 S'TAX			A*	17.42	
SEP 13 68 PR'FEE			A*	.50	
SEP 13 68	W'DEED		A*	3.00	* 20.92