TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Leslie J. Miller, ET UX (NAME)	Same as new owner (NAME)	4D-24612
4534 Baton Rouge Drive (STREET ADDRESS OR ROUTE NUMBER)	BOOK 4457 PAGE 203 (STREET ADDRESS)	Map 75-4
Hermitage, Tennessee 37076 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Par. 54

For and in consideration of the sum of $10.00
TEN and no/100---------- DOLLARS
cash in hand paid by LESLIE J. MILLER AND WIFE, M. RUTH MILLER

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, FISCHER AND SHORT CONSTRUCTION COMPANY, INC.

hereinafter referred to as the GRANTOR has bargained and sold, and by these presents does transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Being Lot No. 288 on the Plan of Tulip Grove, Section 5, as of record in Book 4175, page 71, Register's Office for said County.
Said lot fronts 100 feet on the westerly side of Baton Rouge Drive and extends back 160.70 feet on the northerly line and 151.30 feet on the southerly line to a dead line and measures 88.50 feet thereon.
Being part of the property conveyed to Fischer and Short Construction Company, Inc., by deed from Miller Kimbrough, Trustee, as of record in Book 4371, page 832, said Register's Office.

PREPARED BY
C. H. BRILEY, JR., ATTORNEY
320 UNION STREET
NASHVILLE, TENNESSEE 37219

This is unimproved ( ) improved (X) property, known as 4534 Baton Rouge Drive, Hermitage, Tennessee
(House Number) (Street) (P. O. Address:) (City or Town) (Postal Zone)

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 it does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors 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.
Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed by its duly authorized officers on this the 4th day of November, 19 70.

Attest: _____ By: [signature] President
FISCHER & SHORT CONSTRUCTION COMPANY, INC.

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, L. D. Richards, a Notary Public within and for the State and County aforesaid, personally appeared Robert D. Short Jr. with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President and respectively of the Fischer & Short Construction Company, Inc. the within named bargainor, a corporation, and that (he) as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Robert D. Short Jr. as such President.

Witness my hand and official seal at office at Nashville, Tennessee on this the 4th day of November, 19 70.

My commission expires April 24, 1974. [signature] Notary Public.

TENNESSEE TITLE COMPANY

Corporate Warranty Deed
G-217964

FROM
Fischer & Short Construction Company, Inc. To
Leslie J. Miller, ET UX

The actual REGISTER STAMP BELOW consideration for this transfer or value of property (whichever is greater) is $ 30,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 4th day of November, 19 70.
My commission expires April 24, 1974.

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

PLEASE PUT IN TENN. TITLE CO. BOX

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1005 - REVISED

BOOK 4457 PAGE 204

A95392

IDENTIFICATION

Nov 5 12 48 PM '70

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

30.800.00

A* 80.00
A* .50
A* 3.00
* 83.58

80V-52 CONV
80V-52 STAX
80V-52 RECFEE
80V-52 WDFED