BOOK 4703 PAGE 212

WARRANTY DEED

(CORPORATE FORM)

This Instrument Was Prepared By
DENNEY, LACKEY, CHERNAU & CAPLAN
218 Third Avenue North
Nashville, Tennessee Form #WD5

Mail to:

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. James B. Miller and wife Phyllis H. Miller	Fidelity Federal Savings & Loan Association	136-6
233 Clearlake Dr., W.	401 Union Street (STREET ADDRESS)	9 pt
Nashville, Tennessee (CITY) (STATE) 37217 (ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00) *Dollars,*
cash in hand paid by James B. Miller and wife Phyllis H. Miller, the receipt of which is hereby acknowledged, and other good and valuable consideration, PHILHALL CORPORATION----------

has bargained and sold, and does hereby transfer and convey unto the said
James B. Miller and wife Phyllis H. Miller, their
(successors), heirs and assigns,
certain real estate in Davidson *County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot 217, Priest Lake Park, Section 4, of record in Book 4460, pages 15-17, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description.

Being part of the property conveyed to Philhall Corporation by Randall Phillips, Trustee, of record in Book 4642, page 880, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 4505, page 774, R.O.D.C., Tennessee; easements, setback lines and conditions of owner's certificate, etc., as shown on plan of record in Book 4460, pages 15,16 and 17, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 42,500.00

Subscribed and sworn to before me, this the 1st day of May 19 73

Affiant

My commission expires: May 7, 1974 (Affix Seal)

Notary Public

This is improved ( ) unimproved ( ) property, known as Lot 217, Priest Lake Park, Sec. 4, Nashville, Tenn. (House Number) (Street) 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
JAMES B. MILLER ET UX PHYLLIS H. MILLER, their
(successors), heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said
JAMES B. MILLER ET UX PHYLLIS H. MILLER, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 1st *day of* May, 19 73 *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

PHILHALL CORPORATION

By: Charles A Wells Jr.

Vice President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mrs. Joe L. Jenkins, a Notary Public of the State and County aforesaid, personally appeared Charles S. WElls, Jr. with whom I am personally acquainted, and who, upon oath, acknowledged him self to be Vice-President of the Philhall Corporation, the within named bargainor, a corporation, and that he as such Vice-President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Vice-President.

Witness my hand and seal, at office in Nashville this 1st day of May, 19 73

Mrs Joe L. Jenkins Notary Public

Commission expires May 7, 1974

042063-5

WARRANTY DEED

FROM

PHILHALL CORPORATION

TO

JAMES B. MILLER ET UX

C 0 4 7 0 1

IDENTIF. REFERENCE

MAY 1 3 04 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING

MAY-1[illegible]	CONV	42,500.00			
MAY-1[illegible]	STAX		A*	110.50	
MAY-1[illegible]	PRFEE		A*	.50	
MAY-1[illegible]	MDEED		A*	4.00	* 115.00