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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,000.00

Donald A Miller
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF January 19 76.

Notary Public

MY COMMISSION EXPIRES: 2-3-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Wilkins, Adams & Weems, 401 Union Street, Nashville, Tennessee 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald A. Miller (NAME)	Engel Mortgage Company, Inc. (NAME)	Map 107-5
803 Patricia Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 847 (STREET ADDRESS)	Par 178
Nashville, TN. 37217 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL. 35201 (CITY) (STATE) (ZIP)	2DA53748

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, ROBERT E. MIERS and wife, JUDY MIERS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DONALD A. MILLER and wife, RANA C. MILLER

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 181 on the plan of Bel-Air, Section Two, of record in Book 2900, pages 29, 30, 31, and 32 Register's Office for said County.

SAID Lot No. 181 fronts 95.0 feet on the westerly margin of Patricia Drive and extends back 115.0 feet on the northerly line and 117.0 feet on the southerly line to a broken line in the rear, measuring 79.0 feet thereon.

BEING the same property conveyed to Robert E. Miers and wife, Judy Miers by deed from Henry M. Siegrist, unmarried, of record in Book 4618, page 777, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

This is to certify that Judy Miers and Judy Maxine Miers are one and the same person.

JAN 28	CONV	22,000.00		
JAN 28	S'TAX		B*	57.20
JAN 28	PR'FEE		B*	.50
JAN 28	W'DEED		B*	4.00
			*	61.70

unimproved ( )
This is improved (X) property, known as 803 Patricia Drive, Nashville, Tennessee 37217
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we 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; and we do further covenant and bind ourselves, our heirs 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. 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 27th day of January, 19 76

Robert E. Miers

Judy Maxine Miers
BY: Robert E. Miers
Robert E. Miers
Attorney in Fact

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert E. Miers

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 27th day of January 1976

Commission expires 2-5-77

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Robert E. Miers et ux

TO

Donald A. Miller, et ux

D 33797

IDENTIF. REFERENCE

JAN 28 10 04 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.
WILKINS & ADAMS, ATTORNEYS
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert E. Miers with whom I am personally acquainted, and who acknowledged that he executed the within instrument on behalf of Judy Maxine Miers as her Attorney in Fact as the free act and deed of the within named Judy Maxine Miers.

Witness my hand and official seal at Nashville, Tennessee, the 27th day of January, 1976.

Notary Public AT LARGE

My commission expires: 2-5-77