BOOK 5088 PAGE 859

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James Kenneth Pitts	James Kenneth Pitts	Map 130-7
(NAME)	(NAME)	
804 West View Ave.	804 West View Ave.	par 31
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn.	Nashville, Tenn.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) and no/100 - - - - - - *Dollars,*

cash in hand paid by James Kenneth Pitts and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, J. M. Miller and wife Fannie Mae Miller

have this day bargained and sold, and do hereby transfer and convey unto the said

James Kenneth Pitts

his

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being lots 11 and 12 on the Map of Bransford Realty Company's Subdivision of lots 57, 58, 60, 61, 63 and 65 in the New Golf Club Addition as of record in book 421, page 149, Register's Office for said County.

Said lots 11 and 12 adjoin and front together 100 feet on the easterly side of West View, formerly Highland Avenue and run back on the north line of lot No. 11 264 feet and on the south line of lot 12, 261.6 feet to a dead line.

Being the same property conveyed to J. M. Miller, a one-half undivided interest by deed from Fannie Mae Miller in order to create a tenancy by the entirety, of record in book 2044, page 609, said Register's Office.

This instrument was prepared by James R. Wyatt, 100 39th. Ave. Nashville, Tenn.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 26,000.00

Subscribed and sworn to before me, this the 17th day of Nov. ~~September~~ 19 72

Affiant James R. Pitts

My commission expires: (Affix Seal)

Notary Public J. E. Ward

This is improved (X) unimproved ( ) property, known as 804 West View Ave. (House Number) (Street) Nashville, Tenn. 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 Kenneth Pitts

his *(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* James Kenneth Pitts

his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 27 day of September, 19 72, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

J. M. Miller

Fannie Mae Miller

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Doswell Brown III, a Notary Public in and for said County and State, J. M. Miller and wife Fannie Mae Miller

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 7 day of September, 19 72.

Doswell Brown III Notary Public

My commission expires 11-7-73

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.....

NOV 17 76 CONV 26,000.00
NOV 17 76 S'TAX B* 67.60
NOV 17 76 RR'FEE B* .50
NOV 17 76 W'DEED B* 4.00 * 72.10

WARRANTY DEED

FROM

J. M. Miller, etux

TO

James Kenneth Pitts

D 77548

IDENTIF. REFERENCE

NOV 17 4 14 PM '76

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