BOOK 5094 PAGE 578

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Carmen Pitts Dennis	same	Map 130-11
(NAME:) 804 Westview Ave.	(NAME)	par 11
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn.	(STREET ADDRESS)	
(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 Carmen Pitts Dennis 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

Carmen Pitts Dennis

Her *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Being lots No. 30 and 31, on the Revised Plat of the New Golf Club Subdivision, as of record in book 421, page 185, Register's Office for said County.

Said lots No. 30 and 31 front together 200 feet on the easterly side of Westview, formerly Highland Avenue and run back 256 feet 8 inches on the southerly line and 261 feet 6 inches on the northerly line to a dead line, measuring 200 feet thereon.

Being the same property conveyed to J. M. Miller and wife Fannie Mae Miller by deed from Nashville Trust Co. Trustee of record in book 1414, page 191, said Register's Office.

This instrument was prepared by James R. Wyatt, 100 39th. Ave. No. 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 7th day of November Dec 19 76

Affiant James (Pitts) Dillard

My commission expires: (Affix Seal) Notary Public Dep Register

This is unimproved ( ) improved ( ) property, known as ..... (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

Carmen Pitts Dennis

her *(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* Carmen Pitts Dennis

her

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

Witness our *hand S this* 23rd *day of* November, 19 76 *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

RECORDED 293

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *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* 12th *day of* November, *19* 76.

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires 5/19/80 ..... *Notary Public*

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 .....

DEC-7 76	CONV	26,000.00			
DEC-7 76 S'TAX			B*	67.60	
DEC-7 76 PR'FEE			B*	.50	
DEC-7 76	W'DEED		B*	4.00	* 72.10

WARRANTY DEED

FROM
J. M. Miller, etux

TO
Carmen Pitts Dennis

D 8 0 1 8 4

IDENTIF. REFERENCE

DEC 7 4 20 PH '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238