BOOK 5157 PAGE 105

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF JUNE, 1977.

Notary Public

MY COMMISSION EXPIRES: 11/29/79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dennis E. Miller (NAME)	Dobson & Johnson, Inc. (NAME)	02D 42731
2532 Deerpath Drive (STREET ADDRESS OR ROUTE NUMBER)	311 Plus Park Blvd. (STREET ADDRESS)	167
Nashville, Tennessee 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37217 (CITY) (STATE) (ZIP)	149-4

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, Harold B. Powers et ux Carolyn L. Powers

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dennis E. Miller et ux Deborah K. 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:

BEING Lot No. 487 on the Plan of Edge-O-Lake Estates, Section 7, of record in Book 3700, Page 79, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Harold B. Powers et ux Carolyn L. Powers by deed from Jack Williams et ux Frances E. Williams of record in Book 4166, Page 306 and re-record in Book 4177, Page 657, Register's Office, Davidson County, Tennessee.

Restrictions of record in Book 4042, Page 720, said Register's Office.
Easement granted of record in Book 3648, Page 72, said Register's Office.
Public utility and drainage easements; T.V.A. Right-of-Way easements and building setback lines of record in Book 3700, Page 79, said Register's Office.

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

This is improved (XX) property, unimproved ( ), known as 2532 Deerpath Drive (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37217 (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 our hand s/ this 6TH day of JUNE, 1977

Harold B. Powers Harold B. Powers

Carolyn L. Powers Carolyn L. Powers

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harold B. Powers et ux Carolyn L. Powers

the bargainor, 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 6TH day of JUNE 19 77

Commission expires 1/29/79

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
Harold B. Powers

TO
Dennis E. Miller

E 0 8 1 5 3

IDENTIFICATION REFERENCE

JUN 9 10 45 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

File Box #13

CO	44,000.00	MO	
WD	4.00	MS	
TD		ST	114.40
CC		ST	
MR		PF	150
UCC		TOTAL	118.40