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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 $63,000.00

Tom LeGarde
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF June 1978.

E. Barnes
Notary Public

~~MY COMMISSION EXPIRES~~: Dep Reg
(~~AFFIX SEAL~~)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS, WEEMS & SPICER, ATTORNEYS
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas James LeGarde (NAME)	SAME (NAME)	10-D 43110
112 Twin Hills Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	34-3
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	28

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, ARMOND T. MILLER and wife, MARY H. MILLER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS JAMES LEGARDE and wife, JANICE HELEN LEGARDE

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. 224 on the plan of Shepherd Hills, Section No.6, of record in Book 3106, page 50, Register's Office for said County.

SAID Lot No. 224 fronts 100.0 feet on the westerly margin of Twin Hills Drive and extends back 300.0 feet on the northwesterly line and 445.3 feet on the southeasterly line to a broken line in the rear, measuring 250.2 feet thereon.

BEING the same property conveyed to Armond T. Miller and wife, Mary H. Miller by deed from A. J. Coleman and wife, Edith Coleman of record in Book 3678, page 39, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 112 Twin Hills Drive, Madison, Tennessee 37115
(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 our hand s this 20th day of June, 1978

Armond T. Miller

Armond T. Miller

Mary H. Miller

Mary H Miller

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 Armond T. Miller and wife, Mary H. Miller

the bargainors, 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 20th day of June 1978

Commission expires April 4th, 1981

Lowell M. [illegible]
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

E 72302

WARRANTY DEED

FROM

ARMOND T. MILLER et ux

TO

THOMAS JAMES LEGARDE et ux

IDENTIF. REFERENCE

JUN 21 8 12 AM '78

FELIX Z. WILKINS JR. REGISTER
DAVIDSON COUNTY, TENN.

JUN 21 78	CONV	63,000.00			
JUN 21 78	S'TAX		B*	163.80	
JUN 21 78	P&F FEE		B*	.50	
JUN 21 78	W'DEED		B*	4.00	* 168.30

WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219