STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,500.00

James E. Jones
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13TH DAY OF OCTOBER, 19 78

Leon Sharber
Notary Public

MY COMMISSION EXPIRES: 12-1-81

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, HERMITAGE PROFESSIONAL MALL, HERMITAGE, TENNESSEE 37076
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. Jones (NAME)	The Kissell Company (NAME)	61-15
3930 Baxter Street (STREET ADDRESS OR ROUTE NUMBER)	30 Warder Street (STREET ADDRESS)	PARCEL 36
Nashville, TN 37216 (CITY) (STATE) (P. O. ZIP)	Springfield, Ohio 45501 (CITY) (STATE) (ZIP)	15DZ06100

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, Nell G. Miller, Mary Miller Woodmore, Thomas J. Miller, Charles K. Miller, Daniel N. Miller, William H. Miller and B. T. Miller, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James E. Jones and wife Judith R. Jones

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 the Westerly 170 feet of Lot No. 19 on the Subdivision of the Maplewood Home Tract, of which is of record in Book 421, Page 174, Register's Office for Davidson County, Tennessee.

SAID Part of Lot No. 19 fronts 80.5 feet on easterly side of Baxter Street and runs with southerly margin of McIver Street 170 feet to a dead line measuring 88 feet more or less, thereon.

BEING the same property conveyed to B. T. Miller by deed of record in Book 2646, Page 225, Register's Office for Davidson County, Tennessee.

Nell G. Miller, the widow of B. T. Miller and their six children namely Mary Miller Woodmore, Thomas J. Miller, Charles K. Miller, Daniel N. Miller, William H. Miller and B. T. Miller, Jr. join in this conveyance as the heirs at law of B. T. Miller deceased, who died intestate.

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

unimproved ( )
This is improved (XX) property, known as 3930 Baxter Street (House Number) (Street) Nashville, TN 37216 (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 13TH day of OCTOBER, 19 78

Nell G. Miller. Mary Miller Woodmore. Thomas J. Miller
Charles K. Miller. Daniel N. Miller. William H. Miller. B. T. Miller Jr.

BOOK 5354 PAGE 376

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 Nell G. Miller, Mary Miller Woodmore, Thomas J. Miller, Charles K. Miller, Daniel N. Miller and William 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 Hermitage, Tennessee, this 13TH day of OCTOBER 1978

Commission expires 1-21-81

Leon Sharber
Notary Public

STATE OF ~~TENNESSEE~~ MICHIGAN
County of Jackson }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named B. T. Miller, Jr.

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 Jackson, ~~Tennessee~~ Michigan, this 20 day of October 19 78

Commission expires November 20, 1979

Notary Public

WARRANTY DEED

FROM Nell G. Miller

TO James E. Jones

E 95930

CROSS REFERENCE

Oct 24 9 15 AM '78

Return to:
LEON SHARBER, ATTORNEY
HERMITAGE PROFESSIONAL MALL
HERMITAGE, TENNESSEE 37076

OCT 24 78	CONV	33,500.00			
OCT 24 78	S'TAX		8*	87.10	
OCT 24 78	PR'FEE		8*	.50	
OCT 24 78	W'DEED		8*	4.00	* 91.60