This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5467 PAGE 511

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Roy A. Miles, III and wife, Christina H. Miles	Mercantile Mortgage Company	91-15-235
(NAME)	(NAME)	
5001 Nevada Avenue	P. O. Box 14569	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37209	St. Louis, Missouri 63178	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100---------- ----------($10.00)---------- *Dollars,*
cash in hand paid by Roy A. Miles, III and wife, Christina H. Miles and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Roy A. Miles, III and wife, Christina H. Miles have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $26,900.00, secured by deed of trust of record in Book 5302, page 971, Register's Office for Davidson County, Tennessee,

We, Wayne Perry and wife, Ann Perry

have this day bargained and sold, and do hereby transfer and convey unto the said Roy A. Miles, III and wife, Christina H. Miles *the Grantees herein, their (successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Being part of Block 17 on the Realty Savings Bank & Trust Company's Revised Plan of West Extension of Charlotte Park Co's First Addition, as of record in Book 421, page 18, Register's Office for Davidson County, Tennessee, as follows: Beginning at the southwest corner of Nevada Avenue, as extended west from the Charlotte Park Company's First Addition to Nashville, and 50th Avenue, North, as extended south from Charlotte Avenue; thence with the southerly margin of Nevada Avenue, westerly, 60 feet to a point; thence at right angles southwardly and parallel with 50th Avenue North 150 feet to the northerly margin of an alley; thence easterly with the margin of said alley 60 feet to the western margin of 50th Avenue, North; thence running northwardly with the westerly margin of said 50th Avenue, 150 feet to the point of beginning.

Being the same property conveyed to Wayne Perry by deed from Troy M. Broadway and wife, Bonnie L. Broadway of record in Book 5452, page 968, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 39500.00

Subscribed and sworn to before me, this the 18 day of July 19 79

Affiant

My commission expires: 4/21/80 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 5001 Nevada Avenue, Nashville, Tennessee 37209
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (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., except for 1979 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 18th *day of* July *19* 79 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Wayne Perry

Ann Perry

BOOK 5467 PAGE 512

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Emery, *a Notary Public in and for said County and State,* Wayne Perry and wife, Ann Perry

the within named 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 18th *day of* July, *19*79

Mary Emery *Notary Public*

Commission expires 4/21/80

NOTARY PUBLIC * STATE AT LARGE

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 .....

F 40884

IDENTIF. REFERENCE

JUL 19 9 11 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

ASHVILLE, TENN. 37238
WARRANTY DEED

FROM
Wayne Perry and wife Ann Perry

TO

Roy A. Miles, III and wife,
Christina H. Miles

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5467 PAGE 513

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			39400.00- CO	
			102.44 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 108.94-	
7407A07/19/79			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 40884

IDENTIF. REFERENCE

JUL 19 9 11 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 698109