WARRANTY DEED

BOOK 5526 PAGE 751

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 61,838.41

Ernest E. Miller
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF November, 1979

Notary Public

MY COMMISSION EXPIRES: 5-18-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ROBINSON & GWIN, Attorneys 107 Donelson Pike, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ernest E. Miller (NAME)	Lomas & Nettleton (NAME)	Map 75-4
4771 Trenton Drive (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Beach (STREET ADDRESS)	Parcel 203
Hermitage, TN 37076 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, VA. 23451 (CITY) (STATE) (ZIP)	

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, BILLY G. WESSON and wife, MARY L. WESSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERNEST E. MILLER, a single person

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. 446 on the Plan of Tulip Grove, Section Seven, as of record in Book 4300, page 186, Register's Office for said county.

Said Lot No. 446 being a corner lot, has frontages of 130.62 feet on the westerly side of Trenton Drive and 100.0 feet on the northerly side of Phoenix Drive connected by a 25 foot radius curve with length 39.27 feet and runs back 106.26 feet on the westerly line and 106.0 feet on the northerly line to a point in the rear.

Being the same property conveyed to Billy G. Wesson and wife, Mary L. Wesson by deed from Roy A. Williams and wife, Kathleen R. Williams, as of record in Book 5194, page 628, Register's Office for said County.

Grantees herein assume and promise to pay the first mortgage indebtedness originally in favor of First and Mid-South Mortgage Company, and now in favor of Lomas & Nettleton.

The escrow account as it relates to this property is hereby transferred to the Grantee, as is the hazard insurance.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal.

unimproved ( )
This is improved (X) property, known as 4771 Trenton Drive, Hermitage, Tennessee 37076
(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 7th day of November, 1979

Billy G. Wesson

Mary L. Wesson

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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 Billy G. Wesson and wife, Mary L. Wesson

the 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 7th day of November, 1979

Notary Public

Commission Expires 5-18-81

NOTARY PUBLIC STATE OF TENNESSEE

STATE OF
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 purpose 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

F. 62269

IDENTIF. REFERENCE

Nov 7 3 20 PM '79

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

WARRANTY DEED

FROM
BILLY G. WESSON et ux

TO
ERNEST E. MILLER

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.
REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

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

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

61830.41- CO
160.66 CO TX
.50 PRFEE
6.00 WDEED
CHECK 167.16-
4283A11/07/79 BAL .0[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 62269

IDENTIF. REFERENCE

NOV 7 3 20 PM '79

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

No. 724217