4372 01/12 149.50- CHECK

BOOK 5699 PAGE 217

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.00 X Keith R. Miller
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9TH DAY OF JANUARY, 81

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

FILE BOX 3

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON – 295 PLUS PARK BOULEVARD, SUITE J – NASHVILLE, TN 37217

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Keith R. Miller	Commerce Union Bank	MAP 75-8
(NAME)	(NAME)	
675 Frankfort Drive	One Commerce Place	PARCEL 166
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN 37076	Nashville, TN 37239	4D-24980
(CITY) (STATE) (P.O.ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Johnson Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Keith R. Miller and wife Melissa G. Miller

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OR LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot 524, on the Plan of Tulip Grove Subdivision, Section 9, of record in Book 4675, Page 135, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description of said lot.

This being a portion of the property conveyed to Johnson Homes, Inc. by deed from Miller Kimbrough, Trustee, of record in Deed Book 5615, Page 411, Register's Office of Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Deed Book 4846, Page 924, Register's Office of Davidson County, Tennessee.

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

FILE BOX 3

This is (unimproved) (improved) property, known as 675 Frankfort Drive (House Number) (Street) Hermitage, TN 37076 (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 heir 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 9TH day of JANUARY, 19 81

Johnson Homes, Inc.

Johnson Homes, Inc.
A.H. Johnson, Jr., President

BOOK 5699 PAGE 218

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19 _____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ ~~the undersigned~~ _____, a Notary Public within and for the State and County aforesaid, personally appeared ~~A.H. Johnson, Jr.~~ _____ and _____ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) ~~XXXXXXXXXXX~~ President and _____ respectively of the Johnson Homes, Inc. the within named bargainer, and corporation, and that (he) as such President (they) ~~XXX~~ and _____, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said A.H. Johnson, Jr. as such President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville on this the 9TH day of JANUARY 19 81

My commission expires 1-22-84

Notary Public

WARRANTY DEED

FROM
Johnson Homes, Inc.

TO
Keith R. Miller

G 24965

IDENTIF. REFERENCE

JAN 12 1 25 PM '81

FELIX H. DAVIS JR. REGISTER
DAVIDSON COUNTY, TENN.

EDWARD SEDDON
ATTORNEY - AT - LAW
295 Plus Park Blvd., Suite J
Nashville, Tennessee 37217

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5699 PAGE 219

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
			55000.00- CO	
			143.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 149.50-	
			4372A01/12/81 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G249965

IDENTIF. REFERENCE

JAN 12 1 25 PM '81

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

No. 801482