BOOK 5722 PAGE 419

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 28,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF March, 1981

Notary Public

MY COMMISSION EXPIRES: 1-20-85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
G. Thomas Shields, Atty 101 Cumberland Ave., Suite 100 Madison, Tenn 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Allen C. Miller, Jr. et ux (NAME)	Bankers Mortgage Corporation (NAME)	72-15-7
2103 Scott Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 786 (STREET ADDRESS)	15DA 31275
Nashville, TN (CITY) (STATE) (P. O. ZIP)	Brentwood, Tennessee 37027 (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~~, I, James A. Seward

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Allen C. Miller, Jr. and wife, Sallie Miller

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. 8 on the Plan of H. A. Christensen's Part of Belle Forest Subdivision, as of record in Book 547, page 22, Register's Office for Davidson County, Tennessee, and being Lot No. 8 on the unrecorded Plan of George A. Pickup's Subdivision of certain lots in H. A. Christensen's Belle Forest Subdivision.

SAID Lot No. 8 fronts 102.0 feet on the easterly margin of Scott Avenue and runs back 218.0 feet on the northerly line and 228.0 feet on the southerly line to a dead line measuring 100.0 feet thereon.

Being the same property conveyed to James A. Seward by deed from Donald M. Snyder of record in Book 5008, page 89, and by deed from Billy Bushulen and Dale W. Bushulen of record in Book 4992, page 885, Register's Office for Davidson County, Tennessee.

**and including the assumption of an indebtedness to Guaranty Mortgage Company of Nashville dated July 15, 1971, in the amount of $11,250.00 of record in Book 4522, page 361, and also inculuding the assumption of an indebtedness to Security Federal Savings and Loan dated October 30, 1975, in the amount of $11,199.60 of record in Book 4968, page 756, said Register's Office.

This is unimproved ( ) improved (X) property, known as 2103 Scott Avenue, Nashville, Tennessee
(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 my hand this 6th day of March, 19 81

James A. Seward

James A. Seward

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 James A. Seward

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 Madison, Tennessee, this 6th day of March, 19 81

Commission expires 1-20-85

Diane Y. Wright
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 (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 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

WARRANTY DEED

FROM

TO

G 33570

mail
ern

IDENTIF. REFERENCE

RUSH

MAR 18 8 46 AM '81

FELIX Z. NELSON II REGISTER
DAVIDSON COUNTY, TENN.

ST. PAUL TITLE
INSURANCE CORPORATION

We're not everyone else.

5397 03/18 81.12- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5722 PAGE 421

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
		28700.00-	CO	
		74.62	CO TX	
		.50	PRFEE	
		6.00	WDELD	
			CHECK	81.12-
5397A03/18/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G33570

IDENTIF. REFERENCE

MAR 18 8 46 AM '81

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 812083