ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Clyde Marvin Miller, et ux (NAME)	SAME (NAME)	94-138
115 SPENCE LANE (STREET ADDRESS OR RO TE NUMBER)	(STREET ADDRESS)	
NASHVILLE 37210 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 5748 PAGE 237 .

For and in consideration of the sum of TEN AND NO/100 ($10.00)---------- DOLLARS

and other good and valuable consideration, receipt of which is hereby acknowledged, including the assumption by Clyde Marvin Miller and wife, Sonya A. Miller of the unpaid balance of the indebtedness evidenced by a promissory note in the original amount of $135,000.00 secured by a Deed of Trust to L. W. Richardson and J. M. Wiltshire, Jr., Trustees, of record in Book 5105, page 75, Register's Office for Davidson County, Tennessee, James E. Ward and Kenneth E. Stender ("Grantors")

have bargained and sold, and by these presents do transfer and convey unto the said Clyde Marvin Miller and wife, Sonya A. Miller

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A tract of land located in the Third Civil District of Davidson County, Tennessee being Lot 5-C on the plat of River Hills Industrial Park as of record in Book 4660, page 121, Register's Office for Davidson County and Being more particularly described as follows:

COMMENCING at an iron pin in concrete in the west line of Spence Lane at the south terminus of a 25' radius return in the southwest quadrant of the intersection of Clovernook Drive and Spence Lane and go the following courses to the point of beginning:

Along the west line of Spence Lane in a southerly direction with a 531.07' radius curve to the right a distance of 135.09' to an iron pin in concrete; thence, South 9 degrees 33' 30" West a distance of 206.80' to an iron pin and the point of beginning and proceeding as follows: Continuing South 9 degrees 33' 30" West a distance of 172.86' to a concrete monument; thence, leaving the west line of Spence Lane, North 80 degrees 26' 30" West a distance of 278.72' to a concrete monument; thence, North 7 degrees 44' 08" East a distance of 172.95' to an iron pin; thence South 80 degrees 26' 30", East a distance of 284.22' to the point of beginning and containing 1.1 acres, more or less.

Being the same property conveyed to Grantors by deed from Gordon J. Baird, Jr., Trustee, of record in Book 5029, page 279, said Register's Office.

Said property is unencumbered, except as follows:
(1) 1981 taxes, a lien, but not yet due and payable; said taxes have been prorated and assumed by the Grantee.

(continued over)

unimproved
This is improved property known as 115 and 117 Spence Lane
(House Number) (Street)
Nashville, TN
(City) (State)

To have and to hold the said tract or parcel of land, with the appurtenances or hereditaments thereunto 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 unincumbered, except as hereinbefore 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 herein 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 ____ day of ____, 19__.

Clyde Marvin Miller

Sonya A. Miller

Kenneth E. Stender

BOOK 5748 PAGE 238

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 James E. Ward, Kenneth E. Stender, Clyde Marvin Miller and wife, Sonya A. Miller

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 22 day of May, 19 81.

My commission expires 7-15-82 Notary Public Anne Davidson

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 257,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

James E. Ward, Kenneth E. Stender

Sworn to and subscribed before me this 22 day of May, 19 81

My commission expires 7-15-82 Notary Public Anne Davidson

This instrument was prepared by

BASS, BERRY & SIMS, 2700 First American Center, Nashville, TN 37238

Name Address

(con't.)

(2) Plan of River Hills Industrial Park, Section 13, of record in Book 4660, page 121, said Register's Office.

(3) Deed of Trust of record in Book 5105, page 75, said Register's Office; said Deed of Trust is being assumed by the Grantee.

WARRANTY DEED

FROM

TO

G 4.2936

RUSH

IDENTIFICATION

MAY 22 11 05 AM '81

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5748 PAGE 239

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		PREE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			25/0 .00- CO	
			668.20 CO TX	
			.50 PREE	
			6.00 MORT	
			CHECK 676.70-	
			7145805/Ee/61 SAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

642936

TENNESSEE

MAY 22 11 05 AM '81

No. 823376