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

WARRANTY DEED

BOOK 6055 PAGE 110

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William E. Miller and wife, Minnie A. Miller	Same	131-4-34
(NAME)	(NAME)	
3301 Trimble Road		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37215		7DA-44055
(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 William E. Miller and wife, Minnie A. Miller and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

I, Ruby Snell, a widow

have this day bargained and sold, and do hereby transfer and convey unto the said William E. Miller and wife, Minnie A. Miller the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Russwood Heights, of record in Book 2133, pages 12 and 13, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the southerly margin of Hobbs Road, said point being the common corner of Lots 4 and 5 on said plan; thence in an easterly direction with the southerly margin of said Road, 130.9 feet to a point, the beginning of a curve; thence around said curve to the right having a radius of 25 feet, 39.5 feet to a point in the westerly margin of Trimble Road; thence in a southerly direction with the westerly margin of Trimble Road, 237.1 feet to a point, the common corner of Lots 5 and 6, on said plan; thence westerly with the line between Lots 5 and 6, 156 feet to a point, the common corner of Lots 4 and 5, on said Plan; thence northerly with the line between Lots 4 and 5, 260 feet to the point of beginning.

Being the same property conveyed to Ralph D. Snell and wife, Ruby Snell by deed from Ruby S. Mayberry Hooper (also known as Faye S. Mayberry Hooper), of record in Book 5628, page 351, Register's Office for said County, the said Ralph D. Snell having since died.

This conveyance is subject to a 10 foot utility easement along rear line of premises, 85 foot building setback line from Hobbs Road, a 40 foot building setback line from Trimble Road, and conditions of owner's certificate as shown on plan of record in Book 2133, page 12 and 13, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 10,000.00

Subscribed and sworn to before me, this the 11th day of May 1983

My commission expires: 10-20-85
(Affix Seal)

Affiant Minnie Carr Miller

Notary Public David L. Hatch

unimproved ( )
This is improved (X) property, known as 3301 Trimble Road (House Number) (Street) Nashville, Tennessee 37215 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.

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 11th day of May, 19 83, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Ruby N. Snell
Ruby Snell

Ruby Snell

05/12 292.00 CHECK

6834

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Doris E. Moran, *a Notary Public in and for said County and State,* Ruby Snell

the within named bargainor, *with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 11th *day of* May, *19* 83.

Doris E. Moran *Notary Public*

Commission expires 10-20-85

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 .....

IDENTIFICATION REFERENCE

MAY 12 9 59 AM '83

FELIX Z. WILKINSON REGISTER
DAVIDSON COUNTY, TN

H 4 7 2 7 5.

WARRANTY DEED

FROM
Ruby Snell

TO
William E. Miller and wife,
Minnie A. Miller

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

110000.00- CO
286.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 292.50-
6834A05/12/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

947275.

IDENTIF. REFERENCE

MAY 12 9 33 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 948340