OFFICIAL RECEIPT

BOOK 6191 PAGE 542

WARRANTY DEED

FROM: John Edward Peters

TO: Charles R. McMillan

This instrument was prepared by:
Robert N. Buchanan, III
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

Address New Owner(s) as Follows: 2548 Jocelyn Hollow Rd Nashville, Tennessee 37205

Send Tax Bills To: same

Map-Parcel Numbers: 73-11 par 106

Field Book Numbers: 3DZ 47570

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Forty Eight Thousand Dollars ($48,000).

Charles R. McMillan
Affiant

SUBSCRIBED AND SWORN TO before me, this the 8th day of December, 1983.

Lydia Hix
Notary Public

My Commission Expires: July 21, 1984

FOR AND IN CONSIDERATION OF the sum of Three Thousand Dollars ($3,000) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, John Edward Peters as Grantor has bargained and sold, and by these presents does transfer and convey unto the said Charles R. McMillan, as Grantee, his heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 29 on the Revised Plan of Section I, Sunset View of record in Book 2663, pages 27 and 28, Register's Office for said County, described as follows:
>
> Beginning in the southeasterly margin of Donna Hill Drive at the corner of Lots Nos. 29 and 30; thence with the line between said lots, southeasterly 141.8 feet to a corner of Lot No. 28; thence with the line between Lots 28 and 29 northeasterly 163 feet to the margin of Cabin Hill Road; thence with the margin of the same, northwesterly 111.4 feet to the beginning of a curve; thence around said curve, westerly 31.42 feet to the margin of Donna Hill Drive; thence with the margin of the same, southwesterly 125 feet to the point of beginning.

12/09 134.00 - 8541

Being the same property conveyed to Grantor by deed from D & H Investments of record in Book 5663, page 1, Register's Office for Davidson County, Tennessee.

This is improved property, known as 2401-2403 Calvin Hill Road, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs, successors, and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as follows:

a. A Deed of Trust of record in Book 3947, page 133, Register's Office for Davidson County, Tennessee;

b. A Deed of Trust of record in Book 5628, page 53, said Register's Office;

c. A Deed of Trust of record in Book 5663, page 4, said Register's Office which secures payment of a wrap-around note including the notes secured by the first and second deeds of trust, and which deed of trust is assumed by Grantee;

d. Restrictive covenants of record in Book 2745, page 570, and in Book 2492, pages 307 and 631, said Register's Office;

e. The recorded Plan in Book 2663, page 27, said Register's Office; and

f. Rights of parties in possession.

And Grantor does further covenant and bind himself, his heirs, successors, and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs, successors, and assigns against the lawful claims of all persons whomsoever.

Witness Grantor's hand this 8th day of December, 1983.

JOHN EDWARD PETERS

OFFICIAL RECEIPT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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Personally appeared before me, Lydia Hix, a Notary Public in and for said County and State, the within named JOHN EDWARD PETERS, 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 Nashville, Tennessee, this 8th day of December, 1983.

LYDIA HIX NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

Lydia Hix
Notary Public

My Commission Expires: July 21, 1984

H 9 1 2 6 1

IDENTITY REFERENCE

DEC 9 1 05 PM '83

FEE
REGISTER
DAVIDSON COUNTY, TN

RNB/12-8-83

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

RECEIVED OF _____

FOR _____

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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

48000.00- CAMT.
124.80 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 134.30-
8541A12/09/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

491261

IDENTIF. REFERENCE

DEC 9 | 45 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 999181