This Instrument Prepared by:
Paul M. Buchanan, Attorney
23rd Floor, L & C Tower
Nashville, TN 37219

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
118-4-74 118-4-75	Wilma June Miller 2203 Nolensville Road Nashville, TN. 37211	New Owner BOOK 6212 PAGE 331
FIELD BOOK NUMBER(S) 6DA-17203 6DA-17204	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 2203 Nolensville Raod	LOAN OR ACCOUNT NO. PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

H 96885

T IDENTIF. REFERENCE

JAN 11 12 06 PM '84

FELIX Z. [illegible]
DAVIDSON COUNTY, TN

JEANETTE BESS and THELMA COLLINS, unmarried persons

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto WILMA JUNE MILLER

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the easterly portion of Lot No. 8 on the Map of John H. Canaday's Subdivision of West Lawn, as of record in Plat Book 332, page 90, Register's Office for said County, and described according to a survey made by John Kohl & Company, dated December 30, 1983, as follows:

BEGINNING at an iron pin set on the westerly side of Nolensville Road and back of the sidewalk, said point being 200 feet, more or less, north from the intersection of the northerly side of Rosedale Avenue and the westerly side of Nolensville Road; thence south 62 degrees 06 minutes 23 seconds west 237.94 feet to an iron pin set; thence north 27 degrees 07 minutes 31 seconds west 99.52 feet along a brick wall to an iron pin set; thence north 62 degrees 00 minutes 00 seconds west 239.65 feet to an iron pin set; thence along a curve to the left, the radius of which is 17,150.00 feet, a distance of 100 feet, a chord bearing of south 26 degrees 09 minutes 16 seconds east to the point of beginning.

Being the same property devised to Jeanette Bess and Thelma Collins, by Will of Robert T. Day, of record in Will Book 91, page 15, Office of the Probate Court Clerk, Davidson County, Tennessee.

This conveyance is made subject to sewer easement of record in Book 4403, page 73 and also property taken by State of Tennessee for the widening of Nolensville Road of record in Book 2021, page 469.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors 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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 6th day of January, 1984.

Jeanette Bess
Jeanette Bess

Thelma Collins
Thelma Collins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6212 PAGE 332

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Jeanette Bess and Thelma Collins 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, the 6th day of January, 19 84.

My commission expires: 7-21-85

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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 _____, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00 Amount

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF January, 1984

MY COMMISSION EXPIRES: 7-21-85 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

JEANETTE BESS AND

THELMA COLLINS

TO

WILMA JUNE MILLER

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

Box 36

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

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

RECEIVED OF _____ BOOK 6212 PAGE 333

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
			60000.00- CAMT.	
			156.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 162.50-	
5463401/11/84	SAL		.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 96885

IDENTIF. REFERENCE

JAN 11 12 06 PM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 5907