WARRANTY DEED

BOOK 6318 PAGE 941

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF June, 19 84.

Notary Public

MY COMMISSION EXPIRES: Oct. 21, 1984

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Herbert L. Buchanan, Jr. (NAME) 200 Hundred Oaks Tower Nashville, Tn. 37204 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patrick J. Poe and John G. Miller (NAME)	(NAME)	92-12
211 McMillin Avenue (STREET ADDRESS OR ROUTE NUMBER)	same (STREET ADDRESS)	Parcel 323
Nashville, Tn. 37203 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	9W9680

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, Harry K. Laughbaum and wife, Evelyn Juanita Laughbaum as tenants by the entireties.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patrick J. Poe and John G. 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 53 in McMillin's Subdivision of the Old State Penitentiary Land, as of record in Book 161, page 119 Registers' Office for said County.

Said Lot No. 53 fronts 50 feet on the west side of McMillin Avenue, and runs back westwardly between parallel lines, 101.8 feet to an alley.

Being the same property conveyed to Harry K. Laughbaum from Vaden N. Ford and Mary C. Ford by Installment Deed of record in Book 4959, Page 5, Registers Office for Davidson County, Tennessee.

I 3 0 1 3 4

T IDENTIF. REFERENCE

JUN 19 1 15 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

$1.50

This is unimproved ( ) improved (X) property, known as 211 McMillin Avenue, Nashville, Tennessee 37203 (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 our hands this 13th day of June, 19 84

Harry K. Laughbaum

Evelyn Juanita Laughbaum

STATE OF Tennessee
COUNTY OF Davidson

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Personally appeared before me, Clara Elaine Reed, a Notary Public in and for said County and State, the within named Harry K. Laughbaum and Evelyn Juanita Laughbaum

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, Davidson County, Tennessee this 13th day of June, 1984

Commission Expires Oct. 21, 1984 Clara Elaine Reed Notary Public.

STATE OF _____
_____ 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 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 official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____ Notary Public

WARRANTY DEED

FROM
HARRY K. LAUGHBAUM AND WIFE,
EVELYN JUANITA LAUGHBAUM

TO
PATRICK J. POE AND
JOHN S. MILLER

TITLE INSURED BY POLICY NUMBER:

The Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

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
			61500.00- CAMT.	
			159.90 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	166.40-
6223A06/19/64			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 3 0 1 3 4

IDENTIF. REFERENCE

JUN 19 1 15 PM '64

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0045488