WARRANTY DEED

BOOK 6494 PAGE 620

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JAMES GARY CLEMENT	AmSouth Mortgage Co.	Map 108-8-E
(NAME)	(NAME)	
232 Harpers Mill Court		Parcel 5
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, TN 37076	Birmingham, AL	3D-86556
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN & 00/100----------

($10.00)---------- *Dollars,*

cash in hand paid by the Grantee, and other good and valuable considerations, receipt of which is hereby acknowledged, including the assumption of a Deed of Trust in favor of AmSouth Mortgage Company, which appears of record in Book 6156, Page 374, Register's Office for Davidson County, Tennessee;

I, DENNIS W. MILLER, Unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said

JAMES GARY CLEMENT, Unmarried

his *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

A certain condominium apartment in Davidson County, Tennessee, described as follows: Unit No. 5, Lot No. 66, in a Horizontal Property Regime as shown on the condominium site plan, Section 3, Phase VI, Quail Valley, as of record in Plat Book 5800, Pages 127 and 128, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Dennis W. Miller and Deborah L. Padgett, as joint tenants with specific right of survivorship, by deed from TennReal, Inc., of record in Book 6156, Page 371, Register's Office for Davidson County, Tennessee. The said Deborah L. Padgett having since conveyed her interest in said property to Dennis W. Miller, by quitclaim deed of record in Book 6494, Page 617, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 50,000.00

Subscribed and sworn to before me, this the 1st day of February 19 85

Affiant

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

Notary Public

This is improved ( ) unimproved (X) property, known as 1413 Quail Run, Nashville, Tennessee 37214
(House Number) (Street) P. O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

(successors), heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said*

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 1st *day of* February, 19 85, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Dennis W. Miller
DENNIS W. MILLER

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1985

02/19 136.50 - CHECK

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DENNIS W. MILLER, Unmarried

the within named 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 1st day of February, 19 85

Kathy J. Bizzell, Notary Public

Commission expires 10/20/85

KATHY J. BIZZELL NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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.....

FEB 19 10 52 AM '85
DAVIDSON COUNTY, TN
REGISTER OF DEEDS

IDENTIFICATION REFERENCE

10 3727

WARRANTY DEED

FROM
DENNIS W. MILLER, Unmarried
TO
JAMES GARY CLEMENT, Unmarried

Law Offices of
WILLIAM D. CASTLEMAN
219 Second Avenue, North
Nashville, Tennessee 37201
(615) 255-0311

AND

101 Cumberland Avenue
Suite 100
Madison, Tennessee 37115
(615) 865-4750

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

RECEIVED OF _____

FOR _____

BOOK 6494 PAGE 622

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

50000.00- CAMT.
130.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 136.50-
1895A02/19/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.D. 37:27

IDENTIF. REFERENCE

FEB 19 10 52 AM '86

REGISTER
DAVIDSON COUNTY, TN

No. 109267