Book 3B

BOOK 6551 PG 420

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 39000.00

Subscribed and sworn to before me, this the 26th day of April 19 85

My commission expires: 1-19-86 (Affix Seal)

Affiant

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Walter Sawyers, Jr.	TENNESSEE HOUSING DEVELOPMENT AGENCY
1309 Kenmore Circle	c/o Third National Mortgage Company
STREET ADDRESS Nashville, TN 37216	STREET ADDRESS P. O. Box 2628, Nashville, TN 37219
CITY STATE ZIP	CITY STATE ZIP

MAP & PARCEL NO. 072-06-0 326.00 15DZ07875

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Dennis L. Miller, II and wife, Wae Sun Miller-a/k/a Cathy Miller

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Walter Sawyers, Jr. and wife, Erma A. Sawyers

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot No. 5 on the Plan of Kenmore Court of record in Book 1835, page 113, Register's office for Davidson County, Tennessee.

Said Lot No. 5 fronts 39.28 feet on the westerly side of Kenmore Circle or Kenmore Court and runs back on the northerly line 145.7 feet and 175.4 feet on the southerly line to a broken line in the rear measuring 161.7 feet thereon.

Being the same property conveyed to Dennis L. Miller, II and wife, Wae Sun Miller-a/k/a Cathy Miller by deed recorded in Book 5893 at page 620, Register's Office for Davidson County, Tennessee.
This conveyance is subject to taxes for the year 1985 and subsequent years, easements and restrictive covenants of record.

J027.28

IDENTIF. REFERENCE

MAY 9 9 49 AM '85

DAVIDSON COUNTY, TN

CHECK

THIS IS _____ IMPROVED PROPERTY KNOWN AS 1309 Kenmore Circle, Nashville, TN 37216

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 hand S this 23 day of April 19 85

Dennis L. Miller, II

Wae Sun Miller

559

State of Tennessee
County of Davidson

BOOK 6551 PAGE 421

On this 22 day of April, 19 85, before me personally appeared Dennis L. Miller, II and wife, Wae Sun Miller-a/k/a Cathy Miller to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:
Notary Public, State of Tennessee
My Commission Expires June 4, 1987
Bonded Thru Hoy Fain Insurance Inc.

Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

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

RECEIVED OF _____

FOR _____

BOOK 6551 PAGE 422

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			39000.00-	CAMT.
			101.40	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	107.90-
5559A	05/08/85		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 0 2 7 2 8

IDENTIF. REFERENCE

MAY 8 9 49 AM

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 132297

422