THIS INSTRUMENT PREPARED BY:
STEWART & BLACK
223 MADISON STREET
SUITE 108
MADISON, TENNESSEE 37115

WARRANTY DEED

BOOK 6658 PAGE 878

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
FRANKLIN D. CHAMPION ET UX, (NAME)	THE LOMAS & NETTLETON COMPANY (NAME)	MAP 43-14
306 LANIER DRIVE (STREET ADDRESS OR ROUTE NUMBER)	2001 BRYAN TOWERS (STREET ADDRESS)	PARCEL 91
MADISON, TENNESSEE 37115 (CITY) (P. O. ZONE) (STATE)	DALLAS, TEXAS 75201 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100---------- ----------($10.00)---------- *Dollars,*

cash in hand paid, and other good and valuable considerations, receipt of which are hereby acknowledged, including the Grantee assuming a certain unpaid indebtedness of record in Book 6046, page 245, Register's Office for Davidson County, Tennessee, which Grantee promises to pay and hold Grantor harmless from same, I

AGGIE MILLER, hereinafter referred to as Grantor,

have this day bargained and sold, and do hereby transfer and convey unto the said FRANKLIN D. CHAMPION ET UX, ELIZABETH A. CHAMPION, hereinafter referred to as Grantees, their ..... *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 37 of Block "E" on the Revised Map of Rainbow Terrace Subdivision, as of record in Book 1130, page 85, Register's Office for Davidson County, Tennessee.

Said Lot No. 37 fronts 50 feet on the northwesterly side of Lanier Drive, and runs back 188 feet on the southwesterly line, and 142 feet on the northeasterly line, to a dead line on which it measures 65 feet thereon.

Being the same property conveyed to Aggie Miller by deed from Alvin C. Willis et ux, Anna J. Willis of record in Book 6125, page 502, Register's Office for Davidson County, Tennessee.

33.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $39,720.48

Subscribed and sworn to before me, this the 16th day of September 19 85

Affiant Franklin D. Champion

My commission expires: 7-17-88 (Affix Seal)

Notary Public Anna J. Willis

This is improved (X) unimproved ( ) property, known as 306 Lanier Drive, Madison, Tennessee 37115 (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 Grantees, their ..... *(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* Grantees, their ..... *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 16th *day of* September *19* 85 *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date*

AGGIE MILLER, A SINGLE PERSON

Aggie Miller, A Single Person
Franklin D. Champion
Elizabeth A. Champion

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, AGGIE MILLER, A SINGLE PERSON

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Madison, Tennessee, this 16th day of September, 19 85.

Ann L. Black
Notary Public

Commission expires 7-17-88

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 .....

WARRANTY DEED

FROM

TO

Compliments of
Commonwealth Title Agency of Nashville, Inc.
Suite 106, Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Sep 18 8 32 AM '85

IDENTIFICATION REFERENCE

3 7 2 8 3

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
			39720.48- CAPT.	
			103.22 CSTAX	
			.50 PRFEE	
			6.00 WDFEE	
			CHECK 109.72-	
7906A09/18/85			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37283

IDENTIFICATION REFERENCE

SEP 18 8 32 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 173611