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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 150,477.00

Donald E. Miller
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September, 19 86

Notary Public

MY COMMISSION EXPIRES: 7/5/1989

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY

Walt, Dyer & James Attys., Suite 130, One Burton Hills Blvd., Nashville, TN 37215

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald E. Miller	Leader Federal Mortgage, Inc.	155-3B-9
(NAME) 7105 River Park Court	(NAME) P.O. Box 275	09D-31780
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37221	(STREET ADDRESS) Memphis, TN 38101-0275	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Beginnings, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald E. Miller and wife, MariAnne 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:

LAND in Davidson County, Tennessee, being Lot No. 9 on the Plan of River Park Estates, of record in Book 6250, Pages 658 & 659, said Register's Office, as amended in Book 6785, Page 427, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Beginnings, Inc. by deed from Belmont Investment Corporation of record in Book 6855, Page 535, said Register's Office for Davidson County, Tennessee.

43397

IDENTIFICATION REFERENCE

SEP 18 8 42 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved (X) improved ( ) property, known as 7105 River Park Court, Nashville, Tennessee 37221
(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 my hand this 16th day of September, 19 86

Beginnings, Inc.
By:
Fred Stephenson, President

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor, 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 _____, Tennessee, this _____ day of _____ 19__.

Commission expires 3/4/89 _____ Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Fred Stephenson and _____ with whom I am personally acquainted and who upon ~~(his oath) (their several oaths)~~ acknowledged ~~(himself) (themselves)~~ to be the President and _____ respectively of the Beginnings, Inc. the within named bargainor, a corporation, and that ~~he~~ (they) as such President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Fred Stephenson as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville on this the 16th day of September, 19 86.

My commission expires 3/4/89 _____ Notary Public

WARRANTY DEED

FROM

TO

Prepared by:
WALT, DYER & JAMES, Attorneys
Suite 130
One Burton Hills Boulevard
Nashville, Tennessee 37215
Phone: (615) 665-1150

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

150477.00- CAMT.
421.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 427.90-
3468A09/18/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

43397

IDENTIFICATION REFERENCE

SEP 18 8 02 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 296246