PREPARED BY:
DOAK & HOLLAND
2740 A Old Lebanon Road
Nashville, TN 37214
FROM: Ben Merritt

WARRANTY DEED

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ADDRESS NEW OWNER(S) AS FOLLOWS:	
Arthur Miller and Lana J. Miller, 217 Jacksonian Drive, Nashville, TN	
SEND TAX BILLS TO: Kentucky Mortgage Co., P.O. Box 13111, Lexington, Ky. 40512	
PREPARED BY:	MAP-PARCEL NOS:
DOAK & HOLLAND, 2740 A Old Lebanon Road, Nashville, TN 37214	75-9/107

{STATE OF TENNESSEE COUNTY OF Davidson }

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 51,100.00 ..... Affiant Arthur J. Miller Sr.

SUBSCRIBED AND SWORN TO BEFORE ME THIS Nov. 11, 1986 DATE

Leonard E. Wills NOTARY PUBLIC

My Com. Exp. Nov. 21, 1990 COMMISSION EXPIRES

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of ----------ten dollars and no/100 -------

----------($10.00)---------- DOLLARS
and other good and valuable consideration

Ben Merritt, amd wife, Bonnie R. Merritt

..... GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

Grantees, Arthur J. Miller and Lana J. Miller

..... their (his, her, its) heirs, successors and assigns,

a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND in Davidson County, being lot no. 245 on the Plan of Section Two, Revised, Hermitage Hills, of record in Book 2900, Page 112, Register's Office for said County as follows:

Said Lot no. 245 Fronts 85 feet on the northerly side of Jacksonian Drive and extends back 103.5 feet on the westerly line and 150.2 feet on the easterly line to a dead line in the rear on which it measures 97.6 feet.

BEING the same property conveyed to Ben Merritt by deed from Bobby L. Roach and and wife, Flora T. Roach of record in Book 4125, Page 728, for said Register's Office.

Bonnie R. Merritt, wife of Ben Merritt, joins in this conveyance for whatever interest she may have in subject property.

7284 11/18 12:33 CHECK

64383

IDENTIFICATION REFERENCE

Nov 18 1 06 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )

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This is improved (★ property, known as 217 (Number) Jacksonian Drive (Street), Nashville (City), TN (State) ..... (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, successors 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 except of record.

AND ... we ..... do(es) further covenant and bind . ourselves and our ..... heirs and representatives, to WARRANT and forever defend the title to the said land to the said . Grantees ..... their heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS ... my ... hands ... this .. 11th ... day of November ..... 1986 ....

Ben Merritt

Ben Merritt

Bonnie R. Merritt

Bonnie R. Merritt

{STATE OF ..... Tennessee ..... ; COUNTY OF .... Davidson ..... } (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named .....

..... Ben Merritt AND BONNIE R. MERRITT .....

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at ..... Nashville (City), ... Tennessee (State) .....

this 11th day of November 19 86

March 11, 1990 (Comission Expires)

Leonard E. Wilkes (Notary Public)

(AFFIX SEAL)

{STATE OF ..... ; COUNTY OF ..... } (Corporate Acknowledgment)

Before me, the undersigned, 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 (Title) ..... of the .....

..... , a corporation, the within named bargainer, and that ..... he as such (Title) ..... being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ..... self as (Title) .....

WITNESS my hand and seal, at office in CITY: ..... STATE: .....

this ..... day of ..... 19 .....

..... (Commission Expires) ..... (Notary Public)

(AFFIX SEAL)

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

[illegible] 140.50-
[illegible] .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

643883
IDENTIFICATION REFERENCE
Nov 18 1 06 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 13223