WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee

File 38

BOOK 7881 PAGE 793

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
RICHARD M. MILLER (NAME)	New Owner (NAME)	Part of Map 144-6
4400 Chickering Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 11
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB# BM-9960

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, DENNIS K. WENTZ and wife, ANNE COLSTON WENTZ

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD M. MILLER and wife, BETTY R. MILLER

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land lying in the City of Belle Meade, Davidson County, Tennessee, and being a triangular tract at the northwest corner of the southerly part of Lot 4 as shown on the plan of the re-subdivision of the south part of Lot "I" Belle Meade second addition, and being part of the Dennis K. Wentz property as of record in Deed Book 5679, page 318, and being bounded on the north by Richard M. Miller, on the south by the remainder of the Dennis K. Wentz property, and on the west by the center line of Chickering Lane and being more particularly described as follows:

Beginning at a point in the center line of Chickering Lane, 231.5 feet south of the northwest corner of said Lot 4 at a common corner of Wentz and Miller; thence, with Miller, north 82 degrees, 05 minutes, 00 seconds, east 343.00 feet to an iron pin corner common with Wentz and Miller; thence, leaving Miller and with a new severance line across Wentz south 78 degrees, 30 minutes, 00 seconds west 341.30 feet to the center line of Chickering Lane; thence with the center line of Chickering Lane north 14 degrees, 15 minutes, 00 seconds west to the point of beginning, containing 3,658 square feet (0.084 acres more or less).

Being part of the same property conveyed to Dennis K. Wentz and wife, Anne Colston Wentz by deed from Alfred C. Morley, Jr. and wife, Kathryn Ann Morley of record in Book 5679, Page 318, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 1989 Taxes, which have been prorated and assumed by the Grantees; (2) Easements of record in Book 5818, page 881 and Book 2749, page 371, supplemented in Book 3096, page 205; and (3) All matters appearing on the Plan of record in Plat Book 974, page 12, said Register's Office.

This is improved ( ) unimprovedXX) property, known as .084 Acres, Chickering Lane, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 28th day of June, 1989

DENNIS K. WENTZ

ANNE COLSTON WENTZ

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STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DENNIS K. WENTZ and wife, ANNE COLSTON WENTZ

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 28th day of June, 19 89.

My commission expires May 8, 1991 Notary Public

STATE OF _____
COUNTY OF _____

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

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

46896

JUL 5 3 26 PM '89

2369 07/05 0101 03CHECK 23.50

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $5,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June, 1989.

MY COMMISSION EXPIRES: May 8, 1991 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM

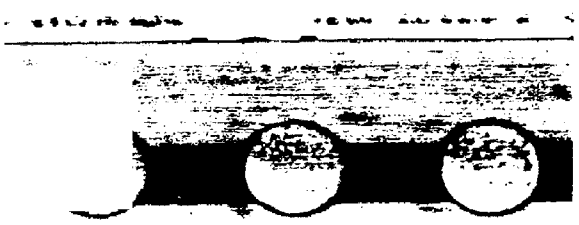
DENNIS K. WENTZ and wife, ANNE COLSTON WENTZ

TO

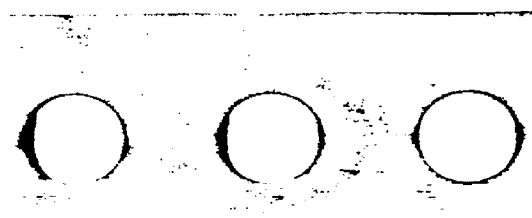
RICHARD M. MILLER and wife, BETTY R. MILLER

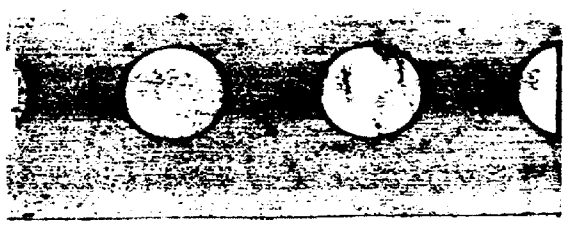
PLEASE RETURN TO:

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926









OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7881 PAGE 795

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	5000.00
CON TX	16.50
PRFEE	1.00
WDEED	6.00
TOTAL	23.50
CHECK	23.50

07/05/89 01 15:29 0001 2369

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4689.96

IDENTIFICATION

Jul 5 3 26 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 226088