BOOK 7926 PAGE 600

FORM NO. WB-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $109,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF August, 19 89

Notary Public

MY COMMISSION EXPIRES: 4-27-93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Collier S. Miller (NAME)	National Mortgage Company (NAME)	136-11
3620 Peninsula Court (STREET ADD RFD OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	65
Nashville, Tennessee 37217 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	02D-768099

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, Charles S. Wells, Jr. and wife, John Elizabeth C. Wells

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Collier S. Miller and wife, Kathleen P. Miller, as tenants by the entirety

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:

BEING Lot No. 7 on the plan of Priest Lake Park, Section Nine, as of record in Book 6900, Page 452, Register's Office, Davidson County, Tennessee.

BEING part of the same property conveyed to Charles S. Wells, Jr. and wife, Johnnie Elizabeth C. Wells by deed from Randall Phillips Builders, Inc. as of record in Book 7311, Page 290, Register's Office, Davidson County, Tennessee.

Charles S. Wells, Jr. executed this instrument on behalf of John Elizabeth C. Wells pursuant to a Power of Attorney of record in Book 7422, Page 181, Register's Office, Davidson County, Tennessee.

Johnnie Elizabeth C. Wells and John Elizabeth C. Wells is one and the same person.

THIS conveyance is made subject to restrictions of record in Book 7422, Page 183, said Register's Office.

THIS conveyance is made subject to a 10 foot utility and drainage easement and a 2.5 x 25 foot anchor easement as of record in Book 6900, Page 452, said Register's Office.

unimproved (X) This is improved ( ) property, known as 3620 Peninsula Court, Nashville, Tennessee 37217
(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 our hands this 25th day of August, 19 89

Charles S. Wells, Jr.

John Elizabeth C. Wells by: Charles S. Wells, Jr., Her Attorney-In-Fact

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles S. Wells, Jr.

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th. day of August 19 89

Commission expires 3/27/93

Patricia E. Clark
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ 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 _____ as such _____ and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19____

My commission expires _____

_____
Notary Public

6215 8.
IDENTIFICATION REFERENCE
AUG 30 1 32 PM 1989
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM
Charles S. Wells, Jr.
John Elizabeth C. Wells

TO
Collier S. Miller
Kathleen P. Miller

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

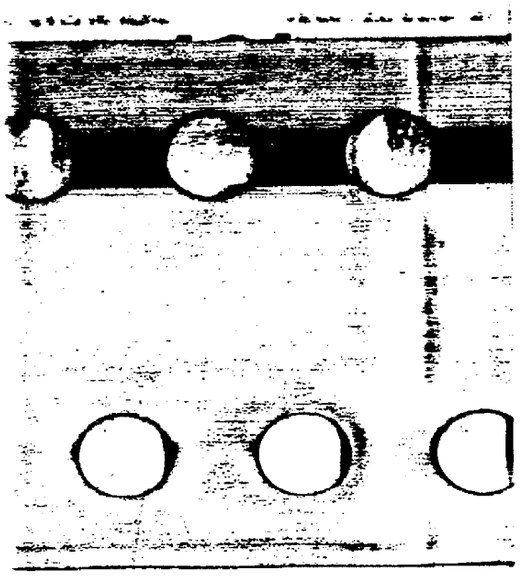
State of Tennessee
Davidson County

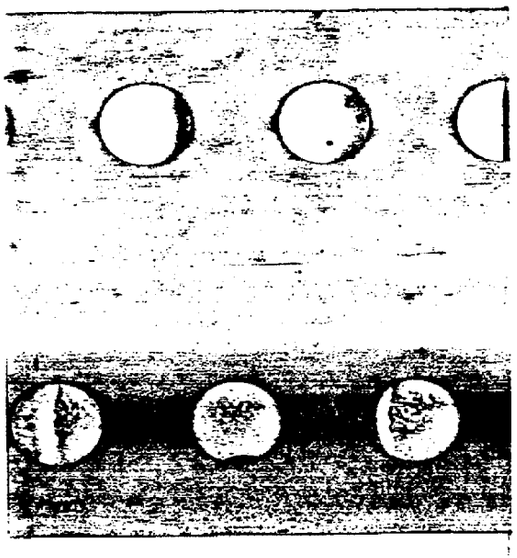
Personally appeared before me, Charles S. Wells, Jr. Attorney -IN- Fact for John Elizabeth C. Wells with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact 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 25th. day of August, 19 89.

My Commission Expires: 3/27/93

NOTARY PUBLIC AT LARGE

Patricia E. Clark
Notary Public





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 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
109000.00
CON TX 359.70
PRFEE 1.00
BANK 6.00
TOTAL 366.70
CHECK 366.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/30/89 01 13:33 0001 0911

6.2 1.5.8.

IDENTIFICATION REFERENCE

AUG 30 1 32 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 244109