FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ 66,500.00

Charles Lane Miller
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF April, 19 90

Notary Public

MY COMMISSION EXPIRES: July 13, 1991

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY: TAYLOR, SCHLATER, LASSITER, TIDWELL & TRENTHAM, ATTYS.
P.O. BOX 1369, BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: & TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Lane Miller	Commonwealth Mortgage Company of America, L. P.	
638 ~~Mullins Road~~ Franklin Limestone Road (NAME)	2200 West Loop South (NAME)	149-1-A-2.00
Nashville, TN 37217 (STREET ADDRESS OR ROUTE NUMBER)	Houston, TX 77210-4329 (STREET ADDRESS)	CO
(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, Donald R. Klossner and wife, Dale R. Klossner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles Lane Miller and wife, Tahna E. 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. 2 on the Plan of Mullen Valley, Phase 1, of record in Book 6250, Page 476, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Donald R. Klossner and wife, Dale Klossner by deed from Ronnie Butler and wife, Sandra Butler of record in Book 6832, Page 806, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 6577, page 25, Book 6577, page 20, amended in Book 7311, page 333, Book 8042, page 601; by-laws of record in Book 6577, page 52; charter of record in Book 6583, page 351 and all matters shown on the plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a deed of trust to Capitol Mortgage Corporation of record in Book 6832, Page 809 assigned to Commonwealth Mortgage Company of America, L. P. in Book 7251, page 740, said Register's Office, and also the agreement that the escrow account held in connection with the aforesaid deed of trust is hereby transferred to said grantees.

unimproved ( ) This is improved (XX) property, known as 638 ~~Mullins Road~~ Franklin Limestone Rd, Nashville, TN 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 hand s this 10th day of April, 19 90

Donald R. Klossner

Dale R. Klossner

Donald R. Klossner

Dale R. Klossner

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, Teresa L. Beard, a Notary Public in and for said County and State. Donald R. Klossner and wife, Dale R. Klossner

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained, and who further acknowledged that _____ the _____ of the maker or a constituent of the maker and _____ 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 in Brentwood, Tennessee, this 10th day of April, 1990

Notary Public Teresa L. Beard

My commission expires: July 13, 1991

I 9 5 1 0

DEED

FROM

IDENTIF. TREFERENCE

APR 17 2 14 PM '90

DAVIDSON COUNTY

TO

REALTY TITLE & ESCROW COMPANY, INC.
SUITE 150, 101 WESTPARK DRIVE
P.O. BOX 1369
BRENTWOOD, TN 37027

1961 04/17 0101 03CHECK 22.45

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8089 PAGE 972

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT 66500.00	
			CON TX 217.45	
			PRFEE 1.00	
			MDEED 6.00	
			~~TOTAL~~ ~~224.45~~	
			~~CHECK~~ ~~224.45~~	
04/17/90	01	14:15 0001 1961		

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

19510

IDENTIF. TREFERENCE

APR 17 2 16 PM '90

DAVIDSON COUNTY TN.

VOID

CON TX 217.45

CON TX 219.45

~~MDEED~~ ~~6.00~~

~~CHECK~~ ~~225.45~~

04/17/90 01 14:16 0001 1962

TOTAL 226.45

No. 311062