File in Box # 14

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } 6897-2

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 128,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF January, 19 91

Notary Public

MY COMMISSION EXPIRES: November 10, 1991

(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, 424 Church St., 13th Floor, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
LINDA L. ROGHAAR	SOVRAN MORTGAGE CORPORATION	Map 131-4
(NAME) 1106 Glenwood Avenue	(NAME) 1512 Willow Lawn Drive	Parcel 264
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37204	(STREET ADDRESS) Richmond, Virginia 23230	FB# 16DA-38895
(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, MICHAEL H. MILLER AND WIFE, CYNTHIA J. SAFDIE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LINDA L. ROGHAAR, UNMARRIED

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. 44 in M. N. Young's Parkview Subdivision, a Plan of which is of record in Book 547, Page 173, Register's Office for Davidson County, Tennessee.

SAID Lot No. 44 fronts 100 feet on the northerly side of Glenwood Avenue and runs back between parallel lines 164 feet to a dead line.

BEING the same property conveyed to Michael H. Miller and wife, Cynthia J. Safdie, by Deed from Stewart F. Kresge, Trustee, of record in Book 6769, Page 640, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

88 1 35

IDENTIF. TREFERENCE

JAN 24 9 49 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

This is improved (XX) unimproved ( ) property, known as 1106 Glenwood Avenue, Nashville, TN 37204
(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 seised 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 21st day of January, 19 91

MICHAEL H. MILLER

CYNTHIA J. SAFDIE

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 MICHAEL H. MILLER AND WIFE, CYNTHIA J. SAFDIE

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 21st. day of January, 1991.

Notary Public

Commission Expires November 10, 1991

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

MICHAEL H. MILLER AND WIFE,
CYNTHIA J. SAFDIE

TO

LINDA L. ROGHAAR, UNMARRIED

Attorneys Title Company
Title Guaranteed

NASHVILLE, TENN.

429.40 CHECK 01/01 03CHECK



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	
	128000.00
CON TX	422.40
PRFEE	1.00
WDEED	6.00
TOTAL	429.40
CHECK	429.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 47 0001 7862

8 8 1 3 5

IDENTIF. REFERENCE

JAN 24 9 49 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 391697