BOOK 8324 PAGE 324

STATE OF
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 290,000.00

Mark A. Deaton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF April, 19 91

Notary Public

MY COMMISSION EXPIRES: 11/27/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Settles, Combos, et al, P. O. Box 56, First American Center, Nashville, TN 37238-0056

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS
Mark A. Deaton	SAME	MAP 130-9
(NAME)	(NAME)	
1211 Nichol Lane	1211 Nichol Lane	PARCEL 125
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37205	Nashville, TN 37205	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. 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, Richard M. Miller, Jr. and wife, Claire T. Miller

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mark A. Deaton and wife, Nancy C. Deaton

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. 13 of Block 4 on the Plan of Highlands of Belle Meade, as of record in Book 547, page 180, Register's Office for said County.

Said Lot No. 13 fronts 100 feet on the westerly side of Midland Drive, now Nichol Lane, and runs back 170.65 feet on the northerly line and 171.6 feet on the southerly line, to a dead line in the rear measuring 100 feet thereon.

Being the same property conveyed to Richard M. Miller, Jr. and wife, Claire T. Miller by deed from Richard L. Smogur and wife, Ellen G. Smogur of record in Book 6177, page 657, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the Plan of record in Book 547, page 180 an easement for sanitary sewers and/or storm drainage of record in Book 6447, page 621 and an easement for an open paved ditch, all of record in the Register's Office for Davidson County, Tennessee.

Taxes for 1991 have been prorated day of close.

unimproved ( )
This is improved (X) property, known as 1211 Nichol Lane (House Number) (Street) Nashville, TN 37205 (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 2nd day of April, 19 91

Richard M. Miller, Jr.

Claire T. Miller

STATE OF TENNESSEE
County of Davidson

Personally appeared before me, Richard M. Miller, Jr. and wife, Claire T. Miller,

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

Witness my hand, at office, this 2nd day of April, 19 91.

Commission expires 11/27/93

Notary Public

STATE OF TENNESSEE
County of

Personally appeared before me,

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

Commission expires _____

Notary Public

WARRANTY DEED

FROM

Richard M. Miller, Jr. and wife, Claire T. Miller

TO

Mark A. Deaton and wife, Nancy C. Deaton

Prepared by:

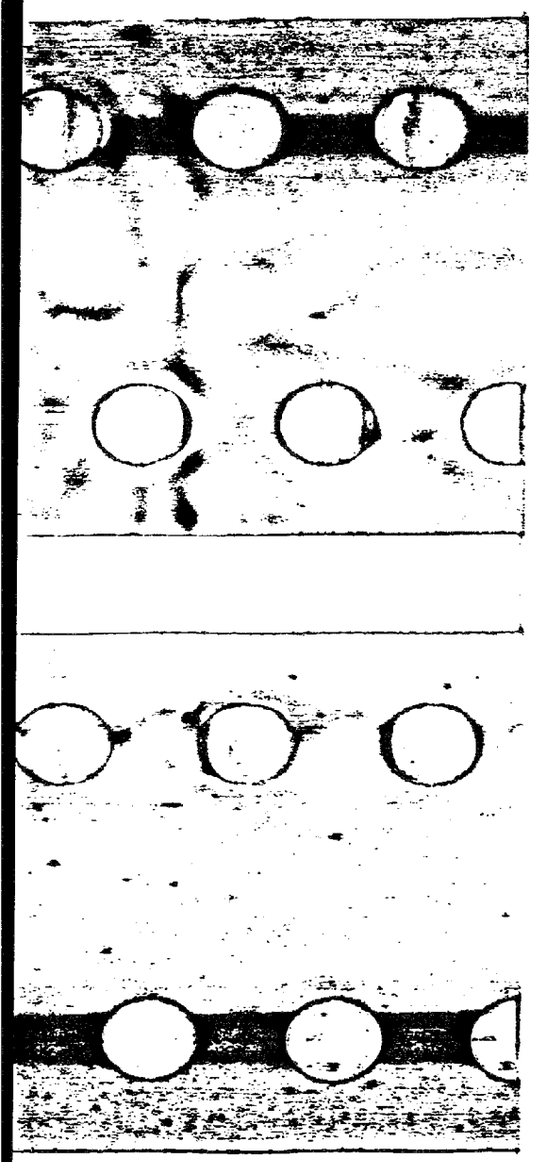
04287

IDENTIF. REFERENCE

APR 4 10 51 AM '91

FELIX A. [illegible]
DAVIDSON COUNTY TN.

20693 04/04 0101 03CHECK 964.00



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 290000.00
CON TX 957.00
PRFEE 1.00
WDEED 6.00
TOTAL 964.00
CHECK 964.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK
04/04/91 01 10:51 0001 2068

04287

IDENTIF. REFERENCE

APR 4 10 51 AM '91

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 410165