STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2,300.00

James R. Manson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF July 19 91

Notary Public

MY COMMISSION EXPIRES: 11/20/94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAW OFFICE OF RICHARD MANSON, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald Miller James (NAME)	(NAME) Same	92-6-131
914 28th Avenue North (ADDRESS)	(ADDRESS)	
Nashville, TN 37208 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Samuel Cain

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald Miller, unmarried
J.M.P. James

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. 355, Block 22, on the Plan of Heffernan Place, as of record in Book 161, page 138, said Register's Office.

Said Lot No. 355, Block 22, fronts 50 feet on the easterly margin of 28th Avenue North, (formerly McLaughlin Street) and runs back between parallel lines 150 feet to an alley.

Including in the above description, but expressly excluded therefrom is that portion of the property conveyed to the State of Tennessee, by deed from Mary Buchanan Moore Cain, of record in Book 4099, page 908, said Register's Office.

Being the same property conveyed to Jeff D. Buchanan and wife Matilda Buchanan by deed from Maggie Hyde, et ux, et al of record in Book 841, page 262, said Register's Office. The said Jeff D. Buchanan and Matilda Buchanan having both since died, with Matilda Buchanan pre-deceasing Jeff D. Buchanan.

3 4 5. 7. 4.

IDENTIFICATION REFERENCE

JUL 29 3 27 PM '91
FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

RECORDER'S MEMO: Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

This is improved (X) unimproved ( ) property, known as 914 28th Avenue North, Nashville, TN 37208
(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 my hand this 19th day of July 19 91

Samuel Cain
Samuel Cain

STATE OF ~~XXXXXXXXXX~~ MICHIGAN
COUNTY OF WAYNE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Samuel Cain

the bargainor _____, 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. Witness my hand and official seal at ~~Nashville~~ Dearborn Wayne Co., Michigan, ~~Tennessee~~, this 16th day of July, 19 90

Commission expires October 16, 1991

Freda L. Melton
Notary Public

FREDA L. MELTON

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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

WARRANTY DEED

FROM

Samuel Cain

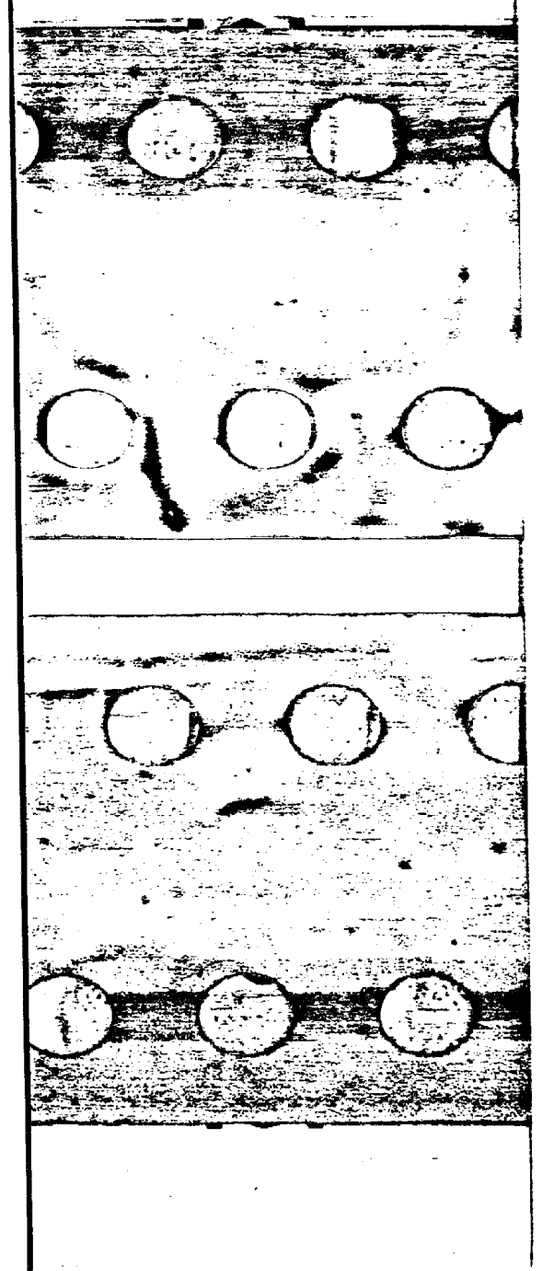
TO

Ronald Miller

RETURN TO:

LAW OFFICE OF RICHARD MANSON
1314 Fifth Ave. North, Suite 300
Nashville, Tennessee 37208-2726

6021 07/29 0101 03CHECK 15.51



OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8407 PAGE 666

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

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

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 2300.00
				CON TX 8.51
				PRFEE 1.00
				WDEED 6.00
				TOTAL 15.51
				CHECK 15.51
			07/29/91 01	15:29 0001 6021

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 4 5 7 4

IDENTIFICATION REFERENCE

JUL 29 3 27 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 444979