STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $69,900.00

Robert M. Miller
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF JUNE, 1993.

Notary Public

(AFFIX SEAL)

My Commission Expires: 4/21/96

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
Bobby D. Davis, Attorney
Madison Title Company
2031 Gallatin Road North
Madison, Tennessee 37115

7978 06/16 0101 03[illegible] 267.00

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP & PARCEL NOS.
Robert M. Miller, etux 1508 Gartland Avenue Nashville, Tn 37206	SAME AS NEW OWNERS	83-9-351

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, ROBERT SHEMIN and wife, PATRICIA A. SHEMIN, (the "Grantors") have this day bargained and sold, and do hereby transfer and convey unto the said ROBERT M. MILLER and wife, STELLA B. MILLER, (the "Grantees"), their successors and assigns, certain real estate located in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 70 on the Plan of Lindsley's 29 acre tract, of record in Book 57, page 66, Register's Office for Davidson County, Tennessee.

Said Lot No. 70 fronts 50 feet on the southerly side of Gartland Avenue, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Robert Shemin, by deeds of record in Book 8479, page 361 and Book 8479, page 674, Register's Office, Davidson County, Tennessee.

This instrument is executed on behalf of Patricia A. Shemin by her lawful Attorney-in-Fact, Robert Shemin pursuant to the power and authority vested in him by instrument of record in Book _____, page _____, Register's Office, Davidson County, Tennessee.

This is improved/unimproved property known as 1508 Gartland Avenue, Nashville, TN 37206

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees, their successors, heirs and assigns forever, we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and the same is unencumbered, except for 1993 State & County taxes assumed in full by Grantees herein without proration.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

THIS INSTRUMENT PREPARED UPON INFORMATION FURNISHED BY THE PARTIES AND NO LIABILITY IS AFFORDED HEREIN.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

WITNESS our hand(s) this the 11th day of June, 1993.

Robert Shemin

Patricia A. Shemin
By: Robert Shemin, Attorney-in-Fact

Robert D. Shemin attorney in fact,

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, Robert Shemin, the within named 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 this the 11th day of June, 1993.

NOTARY PUBLIC

My Commission Expires: 4/21/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 11th day of June, 1993, before me personally appeared Robert Shemin, to me known to be the person who executed the foregoing instrument in behalf of Patricia A. Shemin and who acknowledged that he executed the same as the free act and deed of said Patricia A. Shemin.

NOTARY PUBLIC

My Commission Expires: 4/21/96

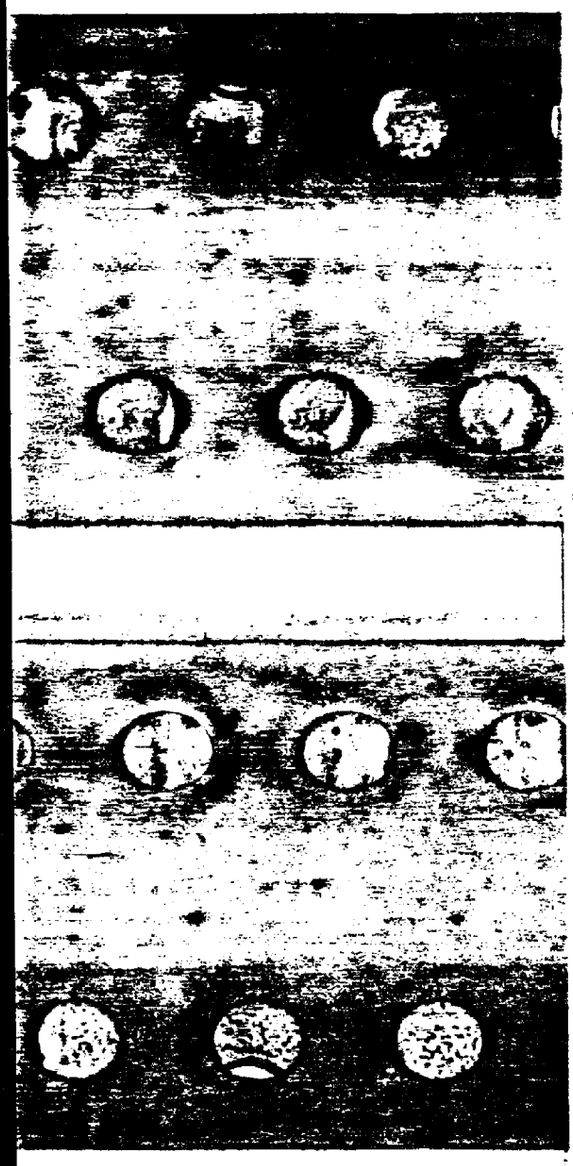
3.0 7 3 0

IDENTIFICATION REFERENCE:

JUN 16 10 02 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

MAIL ENV.



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

RECEIVED OF _____

FOR _____

BOOK 8983 PAGE 5

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 69900.00
CON TX 258.63
PRFEE 1.00
WDEED 8.00
TOTAL 267.63
CHECK 267.63

06/16/93 01 10:02 0001 7978

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

307.30

IDENTIFI REFERENCE

JUN 16 10 02 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 663249