This document prepared by:
Joseph B. Pitt, Jr., Atty.
First American Center
Nashville, TN 37237
BOX 35 00273798

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lawrence M. Millner	PHH US Mortgage Corporation	MAP 145-6
(NAME)	(NAME)	
1837 Laurel Ridge Drive	6000 Atrium Way	PARCEL 13
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215	Mt. Laurel, NJ 08054	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100 ---------- $10.00 ---------- Dollars.

Cash in hand paid by Lawrence M. Millner and Barbara Hunter Millner, husband and wife, and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

BOOK 9367 PAGE 384

Robert H. Edwards and wife, Betsy B. Edwards

have this day bargained and sold, and do hereby transfer and convey unto the said Lawrence M. Millner and Barbara Hunter Millner, husband and wife

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 28 on the Plan of Laurel Ridge, Section 3, of record in Book 3600, page 9, Register's Office for Davidson County, Tennessee.

Said Lot No. 28 fronts 188.2 feet on the southeasterly side of Laurel Ridge Drive and extends back 455.4 feet on the northeasterly line and 666.4 feet on the southwesterly line, to a dead line measuring 204.5 feet thereon.

Being the same property conveyed to Robert H. Edwards and wife, Betsy B. Edwards, by deed from Philip Bredesen and wife, Andrea Conte, of record in Book 6492, page 888, Register's Office for Davidson County, Tennessee.

1711 06/03 0101 03CHECK 1688.80

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 456,000.00

Subscribed and sworn to before me this the 31st day of MAY 19 94

Affiant

My commission expires: 03-22-97 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 1837 Laurel Ridge Drive, Nashville, TN 37215
(House Number) (Street) P.O. Address: (City or Town)

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 that the same is unencumbered.

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 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 31st day of MAY 19 94, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Robert H. Edwards

Betsy B. Edwards

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State* Robert H. Edwards and wife, Betsy B. Edwards, *the within named 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* 31st *day of* MAY, *19* 94.

Michelle M. [illegible] *Notary Public*

Commission expires 03-22-97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of 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* _____self *to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____he *as such* _____, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____self *as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

57194
IDENTIF. & REFERENCE

94 JUN -3 AM 10:53

REGISTER
DAVIDSON COUNTY, TN.

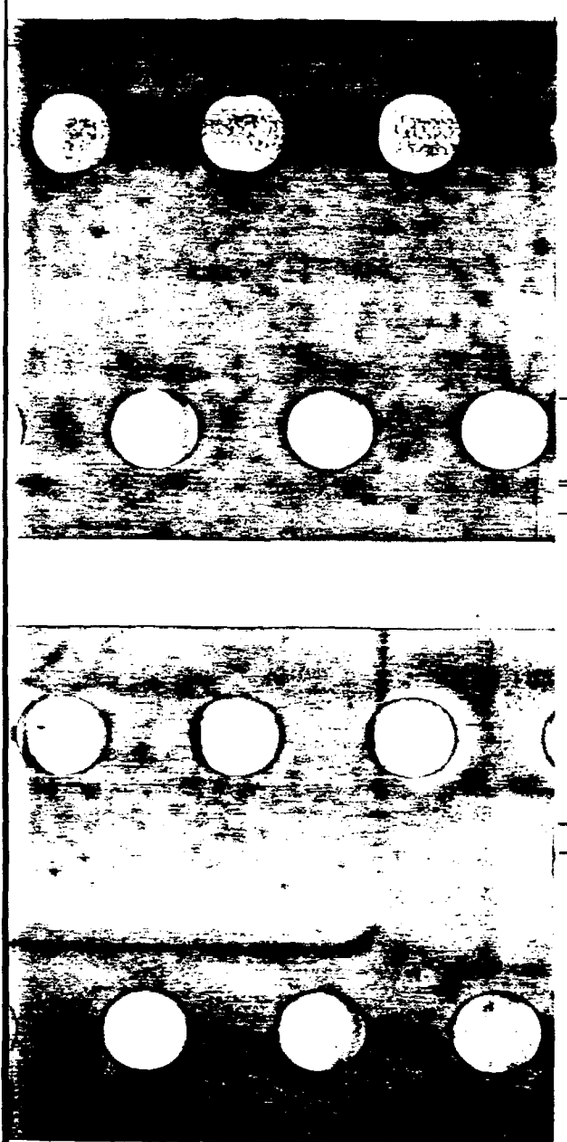
WARRANTY DEED

FROM

TO

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

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238



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 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	
				454000.00
			CON TX	1679.80
			PRFEE	1.00
			WDEED	8.00
			TOTAL	1688.80
			CHECK	1688.80
06/03/94	01		10:54 0001	1711

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57194
IDENTIF. & REFERENCE

94 JUN -3 AM 10:53

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 798685