Prepared by:
Mary Paty Lynn Jetton
MANIER, HEROD, HOLLABAUGH & SMITH
2200 One Nashville Place
150 Fourth Avenue North
Nashville, Tennessee 37219-2494

WARRANTY DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Johnny L. Jones Post Office Box 423 Joelton, TN 37080	Johnny L. Jones Post Office Box 423 Joelton, TN 37080	Map 72-13 Parcel 421

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER $167,000.

Johnny L. Jones

Johnny L. Jones

Sworn and subscribed to before me this 25th day of July, 1994.

My Commission Expires: 5-24-97

Janette R. Pittman

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

FOR AND IN CONSIDERATION of the sum of One Hundred Sixty-Seven Thousand Dollars ($167,000), the receipt and sufficiency of which is hereby acknowledged, Robert H. Miller and wife, Louise Miller, Tennessee residents, (collectively "Grantor"), has this date bargained and sold, and does hereby sell, transfer, and convey unto Johnny L. Jones ("Grantee"), Grantee's heirs and assigns, all Grantor's right, title, and interest in the following described tract of land:

Being Lot No. 11 on the Map of the Eastland Baptist Church Subdivision of Blocks "B" and "C" of Young Wilhoite's Plan of the Douglas property, as of record in Book 412, Page 155, Register's Office, Davidson County, Tennessee.

Said Lot No. 11 fronts 76 feet on the northerly side of McKennie Avenue and runs back 138 feet 6 inches on the easterly line and 137 feet 8 inches, more or less, on the westerly line, with the easterly margin of the Gallatin Road, as widened, to an alley, measuring 67 feet thereon.

Being the same property conveyed to C. W. Foster and R. H. Miller by deed from Donald L. Morris and wife, Juliana M. Morris, and Harry G. Hemmerly and wife, Kathleen E. Hemmerly, dated the 3rd day of June, 1970, and of record in Book 4423, Page 433, of the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Robert H. Miller and wife, Bobbie C. Miller, pursuant to a deed executed by C. W. Foster and wife, Sadie L. Foster, and R. H. Miller, of record in Book 6631, Page 5, Register's Office of Davidson County, Tennessee. Bobbie C. Miller having died on March 31, 1986, and Robert H. Miller being the sole owner.

THIS PROPERTY IS IMPROVED PROPERTY LOCATED at: 1101 McKennie Avenue, Nashville, Tennessee 37206.

The description contained in this Deed is the same description as in the previous deed of record.

TO HAVE AND TO HOLD the above described real estate together with all improvements situated thereon and appurtenances thereunto belonging unto the said Grantee and Grantee's heirs and assigns, in fee simple forever.

Robert H. Miller, as Grantor, COVENANTS with the said Grantee that he is lawfully seized and possessed of the above described real estate, that he has good and lawful right to sell and convey the same and that the same is unencumbered (except for encumbrances that are of public record and a lien for real property taxes not yet due), and he binds himself and his successors, assigns, and representatives to forever warrant and defend the title thereto against the lawful claims of all persons whomsoever. Louise Miller executes this Warranty Deed for the sole purpose of conveying to Grantee any marital right and interest in the above-described real estate.

WITNESS my hand this 25th day of July, 1994.

GRANTOR:

Robert H. Miller

Robert H. Miller

Louise Miller

Louise Miller

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Janetta L. Pittman, of the State and County mentioned, personally appeared Robert H. Miller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 25th day of July, 1994.

Janetta L. Pittman

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:
5-24-97

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Janetta L. Pittman, of the State and County mentioned, personally appeared Louise Miller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 25th day of July, 1994.

Janetta L. Pittman

Notary Public

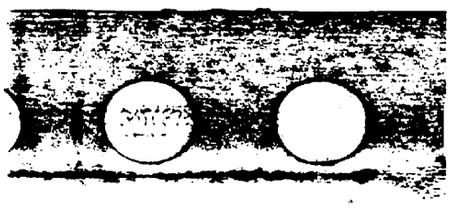
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:
5-24-97

74891 IDENTIF. ↑ REFERENCE

94 JUL 26 PM 3:31 FELIX P. DAVIDSON CO. TN

RECEIPT #0101 03CHECK 626.90







OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9417 PAGE 966

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 167000.00
				CON TX 617.90
				PRFEE 1.00
				WDEED 8.00
				TOTAL 626.90
				CHECK 626.90
			07/26/94 01	15:31 0001 1041

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

74891
IDENTIF. & REFERENCE

94 JUL 26 PM 3:31
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 817601