SOB

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9526 PG 930

ADDRESS NEW OWNER:
Lucile M. Kennedy Lynn and Christy Jo Berberich
3862 Hutson Avenue
Nashville, Tennessee 37216

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Monica Miller
5600 Brookwood Terrace
Nashville, Tennessee 37205

MAP AND PARCEL:
MAP 61-10
GROUP
PARCEL 14

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Monica Miller, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Lucile M. Kennedy Lynn and Christy Jo Berberich, as joint tenants with rights of survivorship, 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, Tennesse, being Lot No. 230 on the Map of Maplewood Heights, Second Division, as of record in Book 547, page 103 and 104, Register's Office for Davidson County, Tennessee and a tract of 5.5 acres in the rear of said lot.

Said Lot No. 230 fronts 100 feet on the westerly side of Hutson Avenue and extends back between parallel lines 300 feet to a dead line.

Said 5.5 acre tract is decribed as follows: Beginning at a point, the common westerly corner of Lots 338 and 229 on the above subdivision; thence north 56 degrees west 679 feet to a stake; thence south 26 degrees 15 minutes west 340 feet to a point; thence 56 degrees east 760 feet to a stake in the west line of Lot No. 232 on said plan; thence with the west line of Lots Nos. 232, 231, 230 and 229, north 13 degrees east 365-1/2 feet to the point of beginning.

Being the same property conveyed to Monica Miller by deed from Guilford F. Thornton, Jr., Successor Trustee of record in Book 9444, page 650, Register's Office for Davidson County, Tennessee.

Barry W. Miller, husband of Monica Miller, hereby joins is this conveyance to convey any and all marital interest he may have in the subject property.

This is improved property known as 3862 Hutson Avenue, Nashville, TN 37216.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Davidson County taxes;

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lucile M. Kennedy Lynn and Christy Jo Berberich, their heirs and assigns, forever; and I, Monica Miller, 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 I do further covenant and bind myself, my 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BOOK 9526 PG 931

Witness our hands this the 31st day of October, 1994.

Monica Miller

Barry W. Miller

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Monica Miller, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 31st day of October, 1994.

NOTARY PUBLIC

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires: Nov 20, 1996

11049 IDENTIF. ↑ REFERENCE

FILED NOV 2 PM 1:36 DAVIDSON COUNTY REGISTER DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Barry W. Miller, the bargainor, with whom I am personally acquainted (or proved on the basis of satisfactory evidence), and who acknowledged that he executd the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at office, this 31st day of October, 1994.

NOTARY PUBLIC

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires: 9/27/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 52,900.00.

AFFIANT

Subscribed and sworn to before me this 31st day of October, 1994.

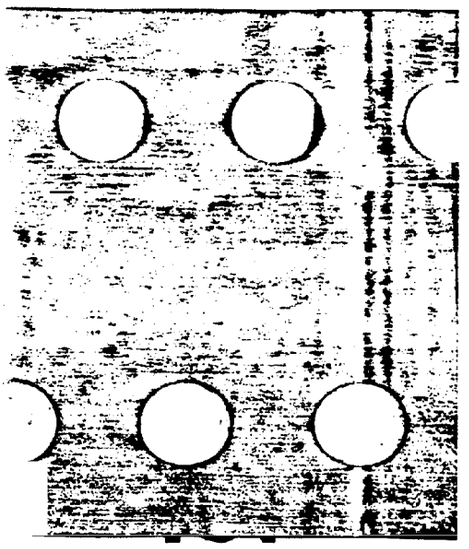
R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC

My Commission Expires: Nov 20, 1996

5524 11-22 0101 03CHECK 204.73





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9526 PG 932

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	52900.00
CON TX	195.73
PRFEE	1.00
WDEED	8.00
TOTAL	204.73
CHECK	204.73

11/22/94 01 13:36 0001 6325

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11049
IDENTIF. ↑ REFERENCE

94 NOV 22 PM 1:3[illegible]
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 856377