PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) Title No: 36603
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Linda C Van Auken Charles H. Miller 116 Harding Place Nashville, TN 37205	Norwest Mortgage, Inc. P. O. Box 6502 Springfield, OH 45501-6502

TAX MAP-PARCEL NUMBERS: 130-01A-10

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Roy G. Skinner, a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Linda C. Van Auken and Charles H. Miller, both single persons, as joint tenants with right of survivorship,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. B-2 on the plan of Belle Meade Terrace Condominiums, of record in Book 5200, pages 325 through 329, Register's Office for said County to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Roy G. Skinner and wife, Shirley T. Skinner by deed from Rick Williams and Marsha Williams of record in Book 7694, page 238 said Register's Office. The said Shirley T. Skinner has since died.

Description Reference: Described from information contained in recorded condominium documents.

The property herein conveyed is subject to restrictions, easements, liens and other matters set forth in the Master Deed an By-Laws of record in Book 5370, page 27 and Book 6015, page 94, said Register's Office, and to the matters set forth in referenced Condominium Plan of record.

This is improved property, known as: 116 Harding Place , Nashville, TN 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's

heirs and assigns, against the lawful claims of all persons whomsoever. 9719 804

WITNESS THE EXECUTION HEREOF this 30th day of June, 1995.

Roy G. Skinner

State of Tennessee
County of Davidson

On this 30th day of June, 1995, before me the undersigned authority, personally appeared **Roy G. Skinner**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: PERCY WILKINS JR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN EXP 7/27/96 Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 75000.00

Affiant

Sworn and subscribed before me on the 30th day of June, 1995.

My Commission Expires: PERCY WILKINS JR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN EXP 7/27/96 Notary Public

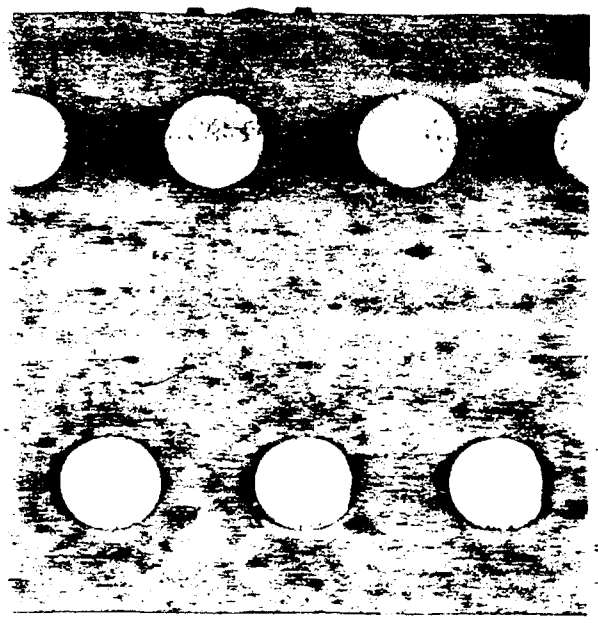
0075648

IDENTIFICATION REFERENCE

95 JUL -3 PM 12:29

REGISTER
DAVIDSON COUNTY, TN.

375.00 11.01 386.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

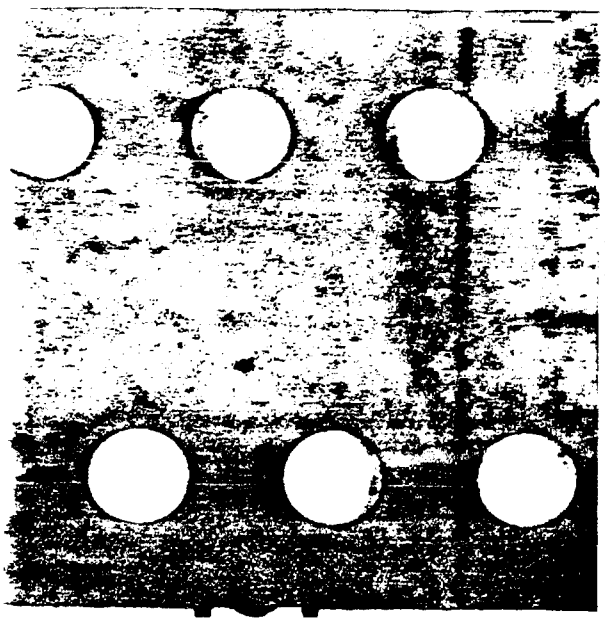
BOOK 9719 PG 805

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

AMT 75000.00
CON TX 277.50
PRFEE 1.00
MTGEE 8.00
TOTAL 286.50
CHECK 286.50

07/03/95 01 12:32 0001 7375



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0075648
IDENTIF. & REFERENCE

95 JUL -3 PM 12:29
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. [illegible]