BOOK 9726 PG 88

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Cresmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 2,000.00

Polly A Payne
Affiant

Subscribed and sworn to before me, this 29th day of June, 1995

Notary Public

My Commission Expires: 11-12-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
POLLY A. PAYNE 702 Fatherland Street Nashville, Tennessee 37206	Polly A. Payne 307 South 7th Street Nashville, TN 37206	MAP 82-16 PARCEL 240

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TWO THOUSAND AND NO/100---------- ($ 2,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, I, JOHN LEON MILLER, UNMARRIED hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto POLLY A. PAYNE, UNMARRIED hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 62 in Williams' Addition to Edgefield, now East Nashville, as of record in Plan Book 21, page 45, Register's Office for Davidson County, Tennessee.

SAID Lot No. 62 fronts 50.0 feet on the southerly side of Fatherland Street and runs back between parallel lines 210.0 feet to an alley.

BEING part of the same property conveyed to John Leon Miller, unmarried, by deed from M. Thomas Hatley, III and wife, Jane Bosman Hatley, of record in Book 7769, page 836, Register's Office for Davidson County, Tennessee.

00771431

95 JUL 10 AM 10:00
REGISTER
DAVIDSON CO., TN.

This is improved property known as 702 Fatherland Street, Nashville, Tennessee 37206

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, her heirs and assigns, forever.

GRANTOR COVENANTs with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of J.S. Williams' Addition to Edgefield of record in Book 21, page 45, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and binds himself___, his___ heirs and representatives to warrant and forever defend the title to the said GRANTEE___, her___ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand___on this the 29th day of June, 19 95.

JOHN LEON MILLER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN LEON MILLER, UNMARRIED, the bargainor___, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 29th day of June, 1995.

My Commission Expires: November 22, 1997

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

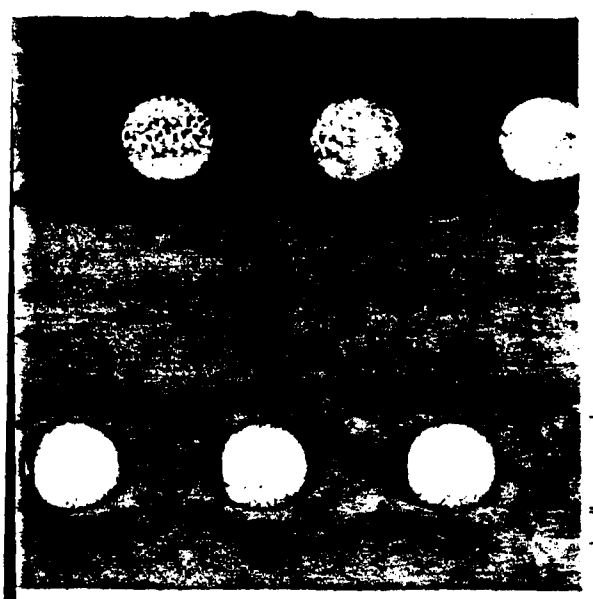
Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath___ acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

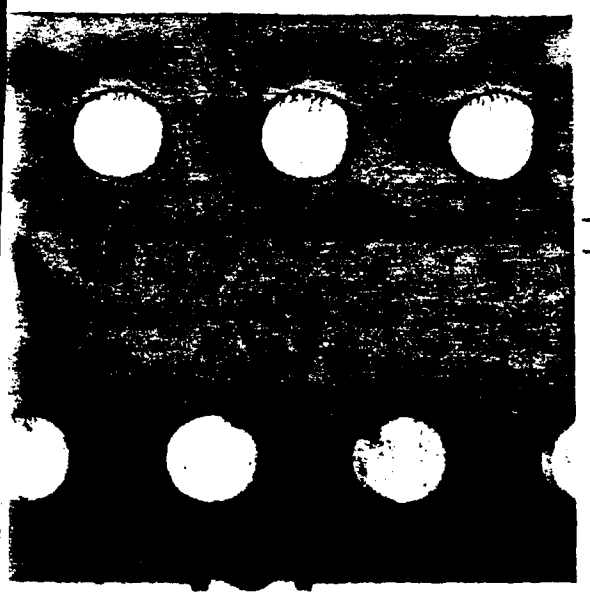
Witness my hand and official seal this _____day of _____, 19 ____.

My Commission Expires: _____

Notary Public

9726 PG 89 DAVIDSON COUNTY, TN 15.40





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 2000.00
CON TX 7.40
PRFEE 1.00
MDEED 8.00
TOTAL 16.40
CHECK 16.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07-10-95 01 10-03 0001 9295

0077431
IDENTIF. & REFERENCE

95 JUL 10 AM 10:00
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 928428