BOOK 9895PG187

WARRANTY DEED

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ 39,000.00

Affiant

Sworn to and subscribed before me this 20 day of December, 1995.

NOTARY PUBLIC

My Commission Expires: 9-26-98

This instrument prepared by:

ROBERT F. SPANN, Attorney
First American Center, Suite 1545
315 Deaderick Street
Nashville, Tennessee 37238-1545
615/242-2525

95 12 21 0101 DEEDBK 161.30

ADDRESS - NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER:
Donna J. Gillroy	Same	Map 53-14
1345 Pawnee Trail		Par. 98
Madison, Tn 37115		

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, Margaret Ann Rust Myers, Mary Littell Rust Ellis, Emmaline Rust Henry, Carolyn Ellen Miles Smith, Littell Rust Miles, Roy A. Miles, III, John Randolph Miles, hereinafter called Grantors, have bargained and sold, and by these presents does transfer and convey unto Donna J. Gillroy, hereinafter called Grantee, her heirs and assigns, forever, a certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 5 on the map or plan of Nawaka Hills, as of record in Book 843, pages 36 and 37, of the Register's Office for Davidson County, Tennessee.

Said Lot No. 5 fronts 100 feet on the northeasterly side of Pawnee Trail and extends back 245 feet on the northwesterly line and 245 feet, more or less, on the southwesterly line to a dead line and measures 100 feet thereon.

Being the same property conveyed to Littell Rust by deed from Sandy J. Underwood and wife, Hazel E. Underwood, of record in Book 3430, page 317, Register's Office for Davidson County, Tennessee; the said Littell Rust having since died and devised said property one-half to Margaret S. Rust, and one-half to Leroy J. Ellis, III, and Roy A. Miles, Jr., as Trustees, by Will of record in Will Book 86, page 297, Probate Clerk's Office for Davidson County, Tennessee, said Trust to be dissolved upon the death of Margaret S. Rust; the said Margaret S. Rust having since died and devised said property to Margaret Ann Rust Myers, Emmaline Rust Henry, Carolyn Rust Miles, and Mary Littell Rust Ellis by Will of record in Will Book 194, page 50, Probate Clerk's Office for Davidson County, Tennessee; the said Carolyn Rust Miles having since died and devised her interest in said property to Carolyn Ellen Miles Smith, Littell Rust Miles, Roy A. Miles, III, John Randolph Miles by Will of record in Will Book 199, page 155, Probate Clerk's Office for Davidson County, Tennessee.

This is property known as Pawnee Trail, Madison, TN 37115.

This conveyance is made subject to all easements, covenants, reservations, and restrictions which may be of record in said Register's Office.

Roy A. Miles, Jr. and Leroy J. Ellis, III, Co-Executors and Trustees of the Estate of Littell Rust and Co-Executors of the Estate of Margaret S. Rust, join in the execution of this deed to convey any and all interest they may have in their capacity as Executors and/or Trustees of said Estates.

Roy A. Miles, Jr. and John Randolph Miles, Co-Executors of the Estate of Carolyn R. Miles, join in the execution of this deed to convey any and all interest they may have in their capacity as Executors of said Estate.

TO HAVE AND TO HOLD the said property, with all appurtenances, estate, title, and interest thereto belonging to the Grantee, her heirs and assigns forever; and we do covenant with the said Grantee 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 we do further covenant and bind ourselves, our heirs, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 11th day of December, 1995.

Margaret Ann Rust Myers
MARGARET ANN RUST MYERS

Mary Littell Rust Ellis
MARY LITTELL RUST ELLIS

Emmaline Rust Henry
EMMALINE RUST HENRY

Carolyn Ellen Miles Smith
CAROLYN ELLEN MILES SMITH

Littell Rust Miles
LITTELL RUST MILES

R. A. Miles
ROY A. MILES, III

John Randolph Miles
JOHN RANDOLPH MILES, INDIVIDUALLY

John Randolph Miles
JOHN RANDOLPH MILES, CO-EXECUTOR

Roy A. Miles Jr. Exec
ROY A. MILES, JR., CO-EXECUTOR

Leroy J. Ellis III & Exr
LEROY J. ELLIS, III, CO-EXECUTOR

Roy A. Miles Jr. Tr.
ROY A. MILES, JR., TRUSTEE

Leroy J. Ellis III Tr.
LEROY J. ELLIS, III, TRUSTEE

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, Margaret Ann Rust Myers, the Bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 11th day of December, 1995.

Janet C. Hinton
NOTARY PUBLIC

My Commission Expires: 9/18/99

ST.

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, Mary Littell Rust Ellis, the Bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 5th day of December, 1995.

Janet C. Windsor
NOTARY PUBLIC

My Commission Expires: 9/18/99

STATE OF INDIANA)
COUNTY OF PUTNAM)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Emmaline Rust Henry, the Bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 1 day of DECEMBER, 1995.

Deena Black
NOTARY PUBLIC

My Commission Expires: 8-12-99

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Carolyn Ellen Miles Smith, the Bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 9th day of DECEMBER, 1995.

Norma H Walk
NOTARY PUBLIC

NORMA WALK
MY COMMISSION EXPIRES SEPTEMBER 27, 1998
My Commission Expires:

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, Littell Rust Miles, 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 5th day of December, 1995.

Janet C. Windsor
NOTARY PUBLIC

My Commission Expires: 9/18/99

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, Roy A. Miles, III, 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 8th day of December, 1995.

Janet C. Windsor
NOTARY PUBLIC

My Commission Expires: 9/18/99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Randolph Miles, the bargainor, to me personally known (or proved to me on the basis of satisfactory evidence), and who acknowledged that he was duly authorized to execute the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 5th day of December, 1995.

Janet C. Hindman
NOTARY PUBLIC

My Commission Expires: 9/18/99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Randolph Miles, Co-Executor of The Estate of Carolyn R. Miles, deceased, the bargainor, to me personally known (or proved to me on the basis of satisfactory evidence), and who acknowledged that he was duly authorized to execute the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 5th day of December, 1995.

Janet C. Hindman
NOTARY PUBLIC

My Commission Expires: 9/18/99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Roy A. Miles, Jr., Co-Executor of The Estate of Carolyn R. Miles, deceased, and Co-Executor and Trustee under the Estate of Littell Rust, deceased, and Co-Executor of the Estate of Margaret S. Rust, deceased, the bargainor, to me personally known (or proved to me on the basis of satisfactory evidence), and who acknowledged that he was duly authorized to execute the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 2nd day of December, 1995.

Janet C. Hindman
NOTARY PUBLIC

My Commission Expires: 9/18/99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Leroy J. Ellis, Jr., Co-Executor and Trustee under the Estate of Littell Rust, deceased, and Co-Executor of the Estate of Margaret S. Rust, deceased, the bargainor, to me personally known (or proved to me on the basis of satisfactory evidence), and who acknowledged that he was duly authorized to execute the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 5th day of December, 1995.

Janet C. Hindman
NOTARY PUBLIC

My Commission Expires: 9/18/99

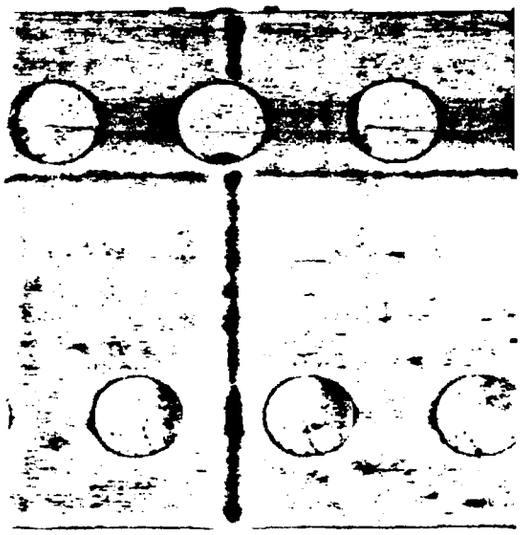
0134087

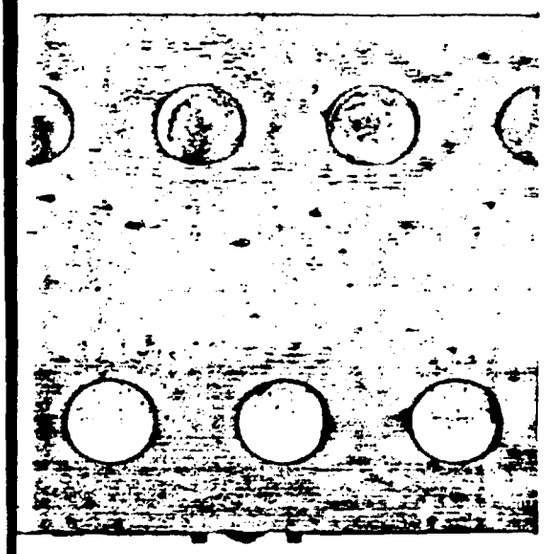
IDENTIFICATION

95 DEC 21 AM 8:39

FELIX Z. [illegible]
DAVIDSON COUNTY, TN.

PICK-UP





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9895 PG 191

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	39000.00
CON TX	144.30
PRFEE	1.00
MEED	16.00
TOTAL	161.30
CHECK	161.30

12/21/95 01 08:39 0001 0512

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0134087
IDENTIFICATION REFERENCE

95 DEC 21 AM 8:39
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 988925