PLEASE RECORD & RETURN TO:
CHICAGO TITLE INSURANCE COMPANY
BOX 35 FILE #

BOOK 10276 PG 586

WARRANTY DEED

File No: 00280928

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Steven Ford	Owner	Field 27W 15510
[NAME]	[NAME]	
1614 Sumner Avenue		Map 83-06
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville, TN 37206		Parcel 67
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

Jeffry R. Miller and wife, Ramona Faye Miller

have this day bargained and sold, and do hereby transfer and convey unto the said Steven Ford and wife, Donna Ford

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF Tennessee } The actual consideration or value which ever is greater,
COUNTY OF Williamson } for this transfer is $ 68,500.00

Subscribed and sworn to before me, this the 27TH day of NOVEMBER, 19 96.

Affiant

My Commission Expires: 04/14/97 [Affix Seal]

Notary Public Mary B. Simmons

unimproved ( )
This is improved (X) property known as 1614 Sumner Avenue, Nashville, TN 37206
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 27TH day of NOVEMBER, 19 96, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Jeffry R. Miller

Ramona Faye Miller

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me Mary B. Simmons, a Notary Public in and for said County and State Jeffry R. Miller and wife, Ramona Faye Miller

the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Williamson COUNTY, Tennessee this 27TH day of NOVEMBER, 19 96.

Mary B. Simmons
Notary Public

Mary B. Simmons

Commission expires 04/14/97

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
315 DEADERICK STREET, SUITE 105
NASHVILLE, TN 37238-0105

WARRANTY DEED

FROM

_____

TO

_____

_____

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

BOOK 10276 PG 588

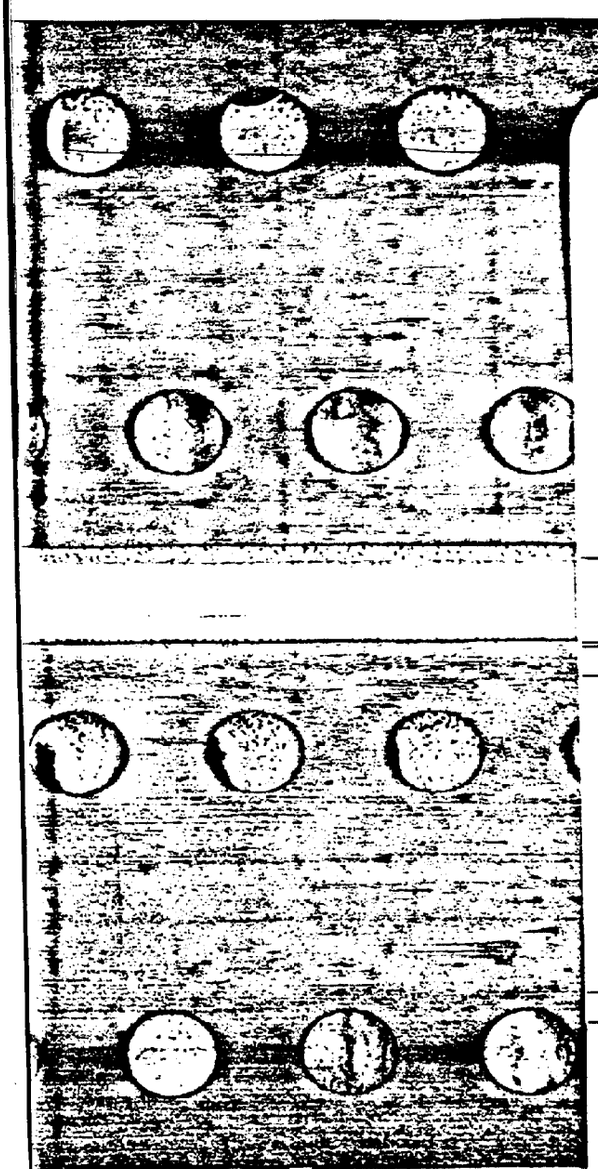
EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan showing the subdivision of Lots 8, 9 and 10 and part of Lot No. 7 in Block "A", Lots 13 and 14 in Block "B" and all of Block "C" in the subdivision of Weakley Home Place of record in Book 547, page 12, Register's Office for Davidson County, Tennessee.

Said Lot No. 19 fronts 50.0 feet on the southerly side of Sumner Street and runs back between lines 150.0 feet to an alley.

Being the same property conveyed to Jeffry R. Miller, unmarried, by Warranty Deed from Colleen O'Rourke Harvey, married, of record in Book 9323, page 412, Register's Office for Davidson County, Tennessee.

0251493
IDENTIF. ↑ REFERENCE
96 DEC -2 PM 3:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
0726 12/02 0101 03CHECK 266



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10276 PG 589

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 68500.00
CON TX 253.45
PRFEE 1.00
WDEED 12.00
TOTAL 266.45
CHECK 266.45

12/02/96 01 15:18 0001 0726

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0251493
IDENTIF. ↑ REFERENCE

96 DEC -2 PM 3:14

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1093400