This Instrument Prepared By:
Title Enterprises, Inc.
3354 Perimeter Hill Drive
Nashville, Tn 37211

Mail

BOOK 10325 PG 849

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, I, **ROY JOSEPH MILLER,** do hereby bargain, sell, release, remise, quitclaim and convey unto **ROY JOSEPH MILLER AND WIFE, SANDY MARIE MILLER,** all my right, title and interest in and to the following described real estate, to-wit:

Certain real estate in Davidson, State of Tennessee, described as follows:

See Exhibit "A" attached hereto and made apart hereof:

6745 01/22 0101 03CHECK 12.00

This conveyance is made subject to such encumbrances as may affect the property.

IN TESTIMONY WHEREOF I have hereunto set my hand and seal this 14th day of January, 1997.

Roy Joseph Miller
ROY JOSEPH MILLER

97 JAN 22 AM 10:21
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

0265965
IDENTIF. & REFERENCE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 14th day of January, 1997, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **ROY JOSEPH MILLER**, 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 who acknowledged the execution of same to be his free act and deed.

Notary Public

My Commission Expires:
12-16-97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ -0 .

Affiant

Subscribed and sworn to before me this 14th day of January, 1997.

Notary Public

My Commission Expires
12-16-97

MAP 095 GROUP 14 PARCEL 038.00

Property Known As:

2119 Crystal Drive
Nashville, TN 37210

Mail Tax Notice To:

America's Wholesale Lender
155 North Lake Avenue
Pasadena, CA 91109

Exhibit "A"

Land in Davidson County Tennessee, being Lot No 78, on the plan of Elm Hill Acres, Section 1, of record in Book 2331, pages 67 & 68, Registers Office for said County.

Said Lot No. 78 fronts 80.0 feet on the southerly margin of Crystal Drive and extends back 226.9 feet on the broken westerly line and 225.0 feet on the easterly line to a dead line in the rear, measuring 60.0 feet thereon.

Being the same property conveyed to Roy Joseph Miller by Quit-Claim Deed from Mary Lou Miller of record in Book 7159, page 589, Register's Office Davidson County, Tennessee. Also conveyed by Deed recorded in Book 6700, page 911, said Register's Office.