Box 44

THIS INSTRUMENT PREPARED BY: **Justin T. Milam** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** Third Floor 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $23,000.00 **AFFIANT** Subscribed and sworn to before me, this 26th day of February, 1997 Notary Public My Commission Expires: 5/23/98

Address New Owners As Follows:	**Send Tax Bills To:**	**Map-Parcel Number:**
Paul B. Aponte 202 Bremley Place Franklin, TN 37069	SAME	92-13-74

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CHRIS MILAM**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **PAUL B. APONTE**, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 8 in Block 7 in the Charlotte Park Company's Second Addition to Nashville, a plan of which is of record in Book 57, pages 160 and 161, of the Register's Office for Davidson County, Tennessee.

Said Lot No. 8 fronts 50 feet on the north side of First Avenue (or Park Avenue) and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Chris Milam by deed from William H. McGill, Nora Elizabeth McGill, Joe B. McGill and Lois M. Keith, heirs at law of Vera M. Collins, of record in Book 7728, page 87, Register's Office for Davidson County, Tennessee.

The legal description herein is the same as in the previous instrument of record.

The subject property is not the usual place of residence of the Grantor, or the spouse of the Grantor, or any dependent of the Grantor.

This property is conveyed subject to:

1. 1997 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. Matters shown on the Plan of record in Book 57, pages 160 and 161, Register's Office for said County.

3. Rights of existing tenant(s).

This is improved property known as 3514 Park Avenue, Nashville, Tennessee 37209.

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, his heirs and assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized 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; and Grantor further covenants and binds himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all person 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 my hand this 26th day of February, 1997.

Chris Milam

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **CHRIS MILAM**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26th day of February, 1997.

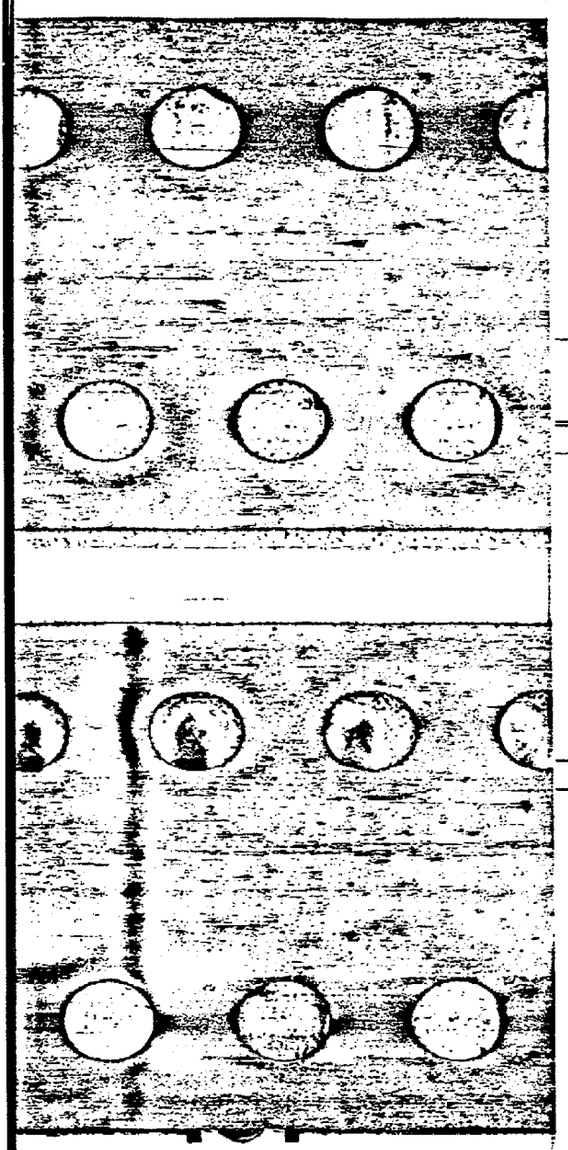
Notary Public

My Commission Expires: 5/23/98

0276703
IDENTIF. & REFERENCE

97 FEB 26 PM 3:51
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0319 02/26 0101 03CHECK 94.10



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

RECEIVED OF _____

FOR _____

BOOK 10361 PG 192

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 23000.00
CON TX 85.10
PRFEE 1.00
WDEED 8.00
TOTAL 94.10
CHECK 94.10

02/26/97 01 15:51 0001 0319

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0276703
IDENTIF. # REFERENCE

97 FEB 26 PM 3:52
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1120740