BOOK 10463 PG 390

THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

0309089
IDENTIFICATION REFERENCE

97 MAY 28 AM 9:09
FILED & RECORDED REGISTER
DAVIDSON COUNTY, TN.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $*** 36,000.00

Affiant

Subscribed and sworn to before me this 27th day of MAY, 1997

Notary Public

My Commission Expires: 11-22-97

ADDRESS OF NEW OWNER

LINCOLN TRUST COMPANY
Custodian fbo Robert Bond Miller
6312 Fiddler's Green Circle
#400E
Englewood, Colorado 80111

SEND TAX BILLS TO

SAME

MAP & PARCEL NOS.

MAP 83-1
PARCEL 112

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of THIRTY SIX THOUSAND AND 00/100 ($*** 36,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee the receipt of which is hereby acknowledged, I/we, Robert D. Shemin, married, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Lincoln Trust Company, Custodian fbo Robert Bond Miller, hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 38 on the Map of Jones & Bradford's Subdivision as of record in Book 161, page 142, Register's Office for Davidson County, Tennessee.

SAID Lot No. 38 fronts 50.0 feet on the northerly side of Sharpe Avenue and runs back between parallel lines 154.5 feet to an alley.

BEING the same property conveyed to Robert D. Shemin, married, by deed from Randall E. Parrish and wife, Carlean Parrish, of record in Book 10468, page 387, Register's Office for Davidson County, Tennessee.

PATRICIA SHEMIN, spouse of Robert D. Shemin, joins in this conveyance to convey any interest she may have in subject property , particularly any marital interest.

This is improved property known as 1009 Sharpe Avenue, 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, its successors and assigns, forever.

GRANTOR_ COVENANTs_ with the said GRANTEE that he_ is_ lawfully seized and possessed of said land in fee simple. has_ a 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.

2. Matters, if any, shown on the plan of Jones & Bradford's Subdivision of record in Book 161, page 142, 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 land to the said GRANTEE, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand_ on this the 21st day of May, 1997.

ROBERT D. SHEMIN

PATRICIA SHEMIN

5680 05/28 0101 03CHECK 142.20

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 Robert D. Shemin and Patricia Shemin, the 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 this 21st day of May, 1997.

Notary Public

My Commission Expires: 11-22-97

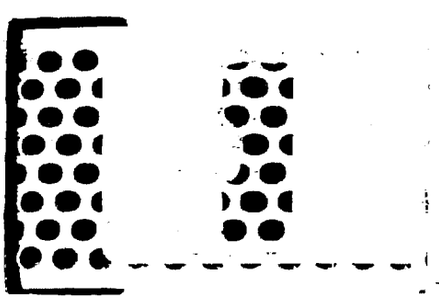
MITCHELL A. WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10468 PG 392

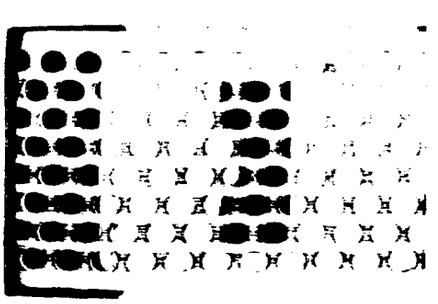
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 36000.00
CON TX 133.20
PRFEE 1.00
WDEED 8.00
TOTAL 142.20
CHECK 142.20

05/28/97 01 09:11 0001 5680

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0309089
IDENTIF. & REFERENCE

97 MAY 28 AM 9:10

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 115[illegible]3