File Box 51-A

This Instrument Prepared By:
LAWLESS & ASSOCIATES, P.C.
Suite 109
First American Center
Nashville, TN 37238-0109

ADDRESS NEW OWNER:
Leigh C. Miller
33rd Avenue South, Unit # 508
Nashville, TN 37212

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
First American National Bank
First American Center
Nashville, TN 37237

MAP AND PARCEL:
MAP 104-6-0-N
GROUP
PARCEL 508 (CO)

WARRANTY DEED

BOOK 10495 PG 379

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Andrew D. Martin and wife, Kathleen C. Martin,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Leigh C. Miller, unmarried,** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being a part of the plan of Rose Hall, a Horizontal Property Regime, as of record in Book 6900, page 379, said Register's Office, the part hereby described being:
>
> Unit No. 508 on said Plan, and as shown in and described by the Master Deed establishing a Horizontal Property Regime with respect to Rose Hall Condominiums, which Master Deed is of record in Book 7307, page 760, Register's Office for Davidson County, Tennessee.
>
> BEING the same property conveyed to Andrew D. Martin and wife, Kathleen C. Martin, by deed from Wall and Clark, a joint venture composed of James K. Wall and James M. Clark, as of record in Book 7476, page 32, Register's Office for Davidson County, Tennessee.
>
> The description used in this conveyance is the same as the previous transfer.

This is improved property known as 33rd Avenue South, Unit # 508 Rose Hall, Nashville, TN 37212.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Leigh C. Miller, unmarried, her heirs and assigns, forever; and we, Andrew D. Martin and wife, Kathleen C. Martin, 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 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BOOK 10495 PG 380

Witness our hands this the 16th day of June, 1997.

Andrew D. Martin

Kathleen C. Martin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Andrew D. Martin and wife, Kathleen C. Martin**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 16th day of June, 1997.

Herman A. Ruben
NOTARY PUBLIC

My Commission Expires: July 24, 1999

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $127,500.00.

Leigh C. Miller
AFFIANT

Subscribed and sworn to before me
this 16th day of June, 1997.

Herman A Ruben
NOTARY PUBLIC

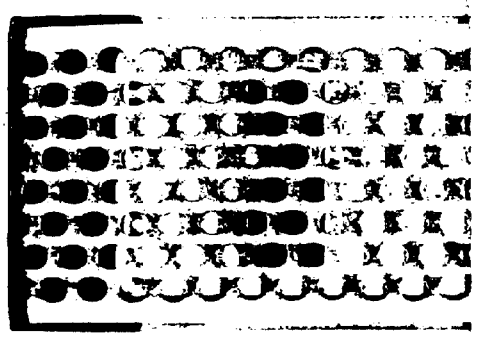
My Commission Expires: July 24, 1999

C:\WP51\WORK\CLOSINGS\GFA97358.WD

4127 06/17 0101 03CHECK 460.75

97 JUN 17 PM 2:28
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 03168865



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10495 PG 381

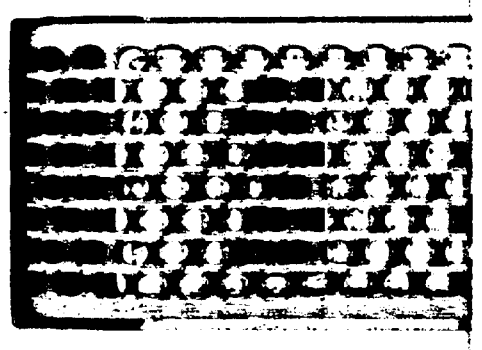
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 127500.00
CON TX 471.75
PRFEE 1.00
WDEED 8.00
TOTAL 480.75
CHECK 480.75

06/17/97 01 14:28 0001 4127

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0316865
IDENTIF. # REFERENCE

97 JUN 17 PM 2:28
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1164009