This Instrument was prepared By:

Carolyn F. Piphus
Attorney at Law
SMITH & HIRSCH
619 Woodland Street
Nashville, TN 37206

Mail

The Name and Address of the new owner(s) are:

Willis C. Martin and Wife, Barbara Martin
4482 Clarksville Highway
Nashville, Tennessee 37218

BOOK 10522 PG 467

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Twenty Seven Thousand Five Hundred Dollars ($27,500.00), cash in hand paid, by Willis C. Martin and Wife, Barbara Martin hereinafter referred to as GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Thomas E. Epperson and Sylvia Patrick, Court appointed Conservators for the Estate of Ruth E. Miller (Ward) hereinafter referred to as GRANTORS, have this day bargained and sold, and by these presents do hereby sell, transfer, convey and deed unto Willis C. Martin and Wife, Barbara Martin, their heirs and assigns, a certain tract or parcel of land in the Civil District of Davidson County, Tennessee, and described as follows, to-wit:

Map/Parcel # 81-12-193

Land in Davidson County, Tennessee, being parts of Lots nos. 2 and 6 on the Map of a Subdivision of a 3-Acre Tract of land formerly owned by Ruth H. Scott, as of record in Minute Book "Q", page 60, County Court for said County.

Beginning at a point in the easterly margin of 12th Avenue North, 544 feet south of the south margin of Cockrill Street; thence leaving said Avenue, North 58 deg. 12' 37" East 136.15 feet to the westerly right of way of interstate highway; thence with the same, South 0 deg. 49' 19" West 59.33 feet to a point; thence South 58 deg. 12' 37" West 102.51 feet to a point in the easterly margin of 12th Avenue North; thence with the same, northerly 50 feet to the point of beginning.

Being the same property conveyed to G. E. Miller, Jr., and Wife, Ruth H. Miller by deed from Ulyess Wilhoite, unmarried of record in Book 4558, page 638, said Register's Office. The said G. E. Miller, Jr., having since died; and being the same property approved for sale by order of the Probate Court for Davidson County, Tennessee of record in minute Book 417, Page 584.

TO HAVE AND TO HOLD the said tract or Parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, And we do covenant with the said GRANTEES that Ruth E. Miller (Ward) is lawfully seized and possessed of the said land in fee simple; have a good and perfect right to convey the same, and the same is free and clear of all encumbrances, unless otherwise herein set out. And we further covenant and bind Ruth E. Miller (Ward), her heirs and representatives, to warrant and forever defend the title to the said real land to the said GRANTEES, their heirs and assigns against the lawful claims of all

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

persons 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.

BOOK 10522 PG 468

IN WITNESS WHEREOF, the GRANTOR have caused this instrument to be executed, this the 7th day of July, 1997.

Thomas E. Epperson (Conservator)

Sylvia Patrick (Conservator)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Renard A. Hirsch, Sr., a Notary Public, in and for the said State and County, Thomas E. Epperson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is one of the conservators, acting on behalf of the Estate of Ruth E. Miller (Ward), the within named bargainor, and is authorized by the Davidson County Probate Court to execute this instrument on her behalf.

Witness my hand, at office, this the 7th day of July, 1997.

NOTARY PUBLIC

My Commission Expires: My Commission Expires SEPT. 18, 1999

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Renard A. Hirsch, Sr., a Notary Public, in and for the said State and County, Sylvia Patrick, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is one of the conservator, acting on behalf of the Estate of Ruth E. Miller (Ward), the within named bargainor, and is authorized by the Davidson County Probate Court to execute this instrument on her behalf.

Witness my hand, at office, this the 7th day of July, 1997.

NOTARY PUBLIC

My Commission Expires: My Commission Expires SEPT. 18, 1999

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $27,500.00. Subscribed and sworn before me, this 7th day of July, 1997.

AFFIANT

NOTARY PUBLIC

My Commission Expires: My Commission Expires SEPT. 18, 1999

MAIL TAX BILLS TO: Willis C. Martin and Wife, Barbara Martin
4482 Clarksville Highway
Nashville, TN 37218

97 JUL -9 AM 8:31

REGISTER
DAVIDSON COUNTY, TN.

2203 07/09 0101 03CHECK 114.75

0324254
IDENTIF. # REFERENCE

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

RECEIVED OF _____

FOR _____

BOOK 10522 PG 470

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 27500.00
CON TX 101.75
PRFEE 1.00
WDEED 12.00
TOTAL 114.75
CHECK 114.75
07/09/97 01 08:31 0001 2203

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0324254
IDENTIF. ↑ REFERENCE

97 JUL -9 AM 8:31
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1171960