BOOK 10673 PG 875

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 175,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
22nd DAY OF October, 19 97

Notary Public

MY COMMISSION EXPIRES: May 16, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Jack Case Wilson, Attorney, P.O. Box 3451, Brentwood, TN 37024-3451

mail

ADDRESS NEW OWNER(S) AS FOLLOWS.	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brent A. Milligan	SunTrust Bank, Nashville, N.A.	155-3B-42 CO
(NAME)	(NAME)	
8180 Poplar Creek Road	P.O. Box 305110/7th Floor	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37221	Nashville, TN 37230-5110	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Warren T. Runion and Catherine J. Holsen, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brent A. Milligan and Sarah D. Milligan, husband and wife

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 42 on the Plan of River Park Estates of record in Plat Book 6250, Page 658 and 659, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Warren T. Runion and Catherine J. Holsen, husband and wife by deed of record in Book 7221, Page 708, Register's Office for Davidson County, Tennessee.

Subject to Restrictions of record in Book 6672, page 600 and Book 7155, Page 844, said Register's Office.

Subject to the Charter and Rules of the River Park Homeowners Association.

The plan of record in Book 6250, Page 658 and 659, Register's Office for Davidson County, Tennessee, shows an Owner's Certificate, a building envelope and a 2.5 x 25 foot utility anchor easement located on the both street corners corner of said lot.

unimproved ( )
This is improved (X) property, known as 8180 Poplar Creek Road, Nashville, Tennessee 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 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 GRANTEES, their heirs and assigns, against the lawful claims of all 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.

Witness our hand S this 22nd day of October 19 97

Warren T. Runion

Warren T. Runion

Catherine J. Holsen

Catherine J. Holsen

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Warren T. Runion and Catherine J. Holsen, husband and wife

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 at Brentwood, Tennessee, this 22nd day of October, 19 97.

Commission expires May 16, 1998

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

On this, _____ day of _____, 19 ____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed

Witness my hand, at office, this _____ day of _____, 19 ____

My commission expires _____

Notary Public

IDENTIFICATION REFERENCE

0366860

97 NOV -6 AM 8:44

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

RECEIPT# 11/06 0101 CHECK

660-50

BOOK 10673 PG 877

WARRANTY DEED

FROM

Warren T. Runion and Catherine J. Holsen, husband and wife

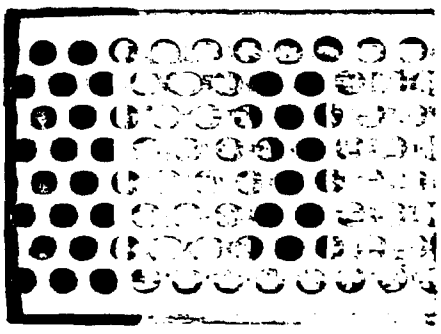
TO

Brent A. Milligan and Sarah D. Milligan, husband and wife

RETURN TO:

Jack Case Wilson, Attorney
P.O. Box 3451
Brentwood, TN 37024-3451

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



RECEIVED OF _____

FOR _____

BOOK 10673 PG 878

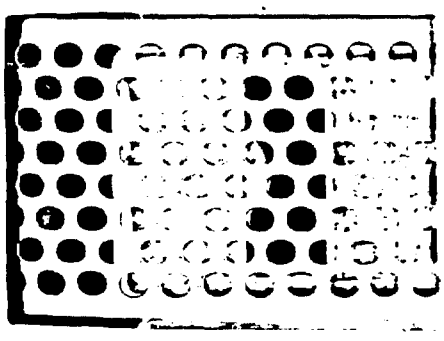
CO - CONVEYANCE	CC - CERTIFIED COPY		MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE		CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE		MO TX - STATE TAX MORT
TD - TRUST DEED			PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
175000.00
CON TX 647.50
PRFEE 1.00
MDEED 12.00
TOTAL 660.50
CHECK 660.50

11/06/97 01 08:55 0001 8422

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0366860
IDENTIFICATION REFERENCE

97 NOV -6 AM 8:44
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1217622