BOOK 10753 PG 648

This instrument prepared by:
DAVID M. AMONETTE
Attorney at Law
554 West Main Street
Gallatin, TN 37066

ADDRESS NEW OWNER:
Randy W. Pitt
245 McCain Dr.
Goodlettsville, TN 37072

SEND TAX BILLS:
Same

Map 6, Parcel 86

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named Grantee and other good and valuable considerations, the receipt of which is hereby acknowledged, **BETTY MILLER, unmarried,** hereinafter called the Grantor, has bargained and sold the following described property, and by these presents does transfer and convey the following described property unto **RANDY W. PITT, unmarried,** the following described property to wit:

LAND in the 10th Civil District of said county, being Tract No. 3, of the John Meadors property according to a survey by Bruce Rainey & Associates, dated March 10, 1976, and being more particularly described as follows:

BEGINNING at the S.E. Corner of said tract, thence along the westerly margin of U.S. Highway 41 (Dickerson Pike) N. 24 deg. 41' 41" W. 396 feet to a point, thence N. 31 deg. 48' 17" W. 81.75 feet to a point; thence S. 59 deg. 32' 30" W. 15.31 feet to a point, thence N. 30 deg. 27' 30" W. 11.92 feet to a point, thence S. 65 deg. 50' 15" W. 136.75 feet to a point, thence S. 13 deg. 16' 55" E. 206.17 feet to a point, thence N. 88 deg. 37' 44" W. 250 feet to a point, thence S. 14 deg. 29' 32" E. 402.84 feet to a point, thence N. 65 deg. 18' 19" E. 440 feet, more or less to a point, thence N. 20 deg. W. 50 feet to a point, thence N. 70 deg. E 50 feet to a point, thence S. 20 deg. E 50 feet to a stake, thence N 65 deg. 18' 19" E. 10 feet, more or less, to a point in the westerly margin of said U.S. Highway 41, the point of beginning and containing 4.2 acres, more or less.

BEING the same property conveyed to Betty Miller by Quitclaim Deed from Barry G. Miller, dated October 23, 1990, recorded October 24, 1990, Book 8223, page 411, Register's Office for Davidson County, Tennessee. Also acquired by instrument of record in Book 5112, page 389 and Book 8204, page 867.

This property also known as 1072 Louisville Highway, Nashville, Tennessee, 37072.

INCLUDED IN THE ABOVE DESCRIPTION, BUT EXCLUDED HEREFROM is sell off of record in Book 6134, page 286, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point 71.46 feet left of the proposed center of State Route 11 (U.S. 41) at Station 240+39.92; thence with the proposed right-of-way North 34 degrees 43 minutes 36 seconds West 131.58 feet to a point; thence North 49 degrees 24 minutes 20 seconds West 106.32 feet to a point; thence North 32 degrees 58 minutes 45 seconds West 198.49 feet to a point; thence North 55 degrees 41

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Gallatin
(615) 452-5537

minutes 40 seconds West 4.60 feet to a point; thence North 70 degrees East 115 feet more or less to a point in the existing southwest margin of State Route 11 (U.S. 41); thence with said margin southeastwardly 415 feet more or less to the point of beginning and containing 0.592 acres.

BEING the same property conveyed to the State of Tennessee by Deed from Barry Miller and wife, Betty Miller, of record in Book 6134, page 286, Register's Office for Davidson County, Tennessee.

Taxes for 1997 are to be paid by the Grantees named herein.

Possession to be given at 6:00 P.M. on date of deed.

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 the Grantor does covenant with the said Grantee that she is lawfully seized and possessed of said land in fee simple, that she has a good right to convey it, and the same is unencumbered, except for the matters as herein set forth, and the Grantor does further covenant and bind herself, her heirs and/or 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 persons whomsoever.

IN WITNESS WHEREOF, the parties hereto have duly executed the foregoing on this the 7th day of January, 1998. BM

Betty E. Miller 0491 07/07/2000 07CHECK 60.80
BETTY MILLER

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public for said County and State, **BETTY MILLER,** with whom I am personally acquainted and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office on this the 7th day of January, 1998. BM

Jessica J. Hunter
NOTARY PUBLIC

JESSICA J. HUNTER NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

My Commission Expires: 07 /10 /2001

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transfer is $14,000.00.

AFFIANT

Subscribed and sworn to before me this the 7th day of January, 1998.

Jessica J. Hunter
NOTARY PUBLIC

JESSICA J. HUNTER NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

My Commission Expires: 07 /10 /2001

FELIX Z. WILBURN REGISTER DAVIDSON COUNTY, TN.
98 JAN -9 PM 2:51
IDENTIF. & REFERENCE
0388888

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

RECEIVED OF _____

FOR _____

BOOK 10753 PG 650

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 14000.00
CON TX 51.80
PRFEE 1.00
WDEED 8.00
TOTAL 60.80
CHECK 60.80

01/09/98 01 14:55 0001 0691

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0388888
IDENTIF. & REFERENCE

98 JAN -9 PM 2:51
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

No. 1241355