Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #98-1355

98 JUL -2 PM 3:45

01584711

IDENTIFICATION REFERENCE

BOOK 11005 PAGE 57

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jeffrey F. Milem, and wife, Rose Santellano-Milem**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Emily Polston,** , hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, State of Tennessee, being Lot No. 82, on the Plan of Bransford Realty Company's West End Heights Subdivision, of record in Book 332, Page 124, Register's Office for said County, to which Plan reference is made for a more complete description thereof.

Being the same property conveyed to Jeffrey F. Milem and wife, Rose Santellano-Milem by deed from Dorothy H. Gager and Barbara N. Short of record in Book 9344, Page 579, Register's Office, Davidson County, Tennessee.

The property conveyed herein is subject to: (1) All matters shown on the recorded plan; and (2) 1998 real property taxes which have been prorated and assumed by the Grantee.

P273 07/02 0101 03CHECK 706.60

This is improved property, known as: 3315 Acklen Avenue, Nashville, TN 37212

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 25th day of June, 1998

Jeffrey F. Milem

Jeffrey F. Milem

Rose Santellano-Milem

Rose Santellano-Milem

State of Tennessee)
County of Davidson)

BOOK 11005 PAGE 58

On this the 25th day of June, 1998, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Jeffrey F. Milem and Rose Santellano-Milem**, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 9-29-2001

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$188,000.00**.

Affiant

Sworn and subscribed before me on this the 25th day of June, 1998.

Notary Public

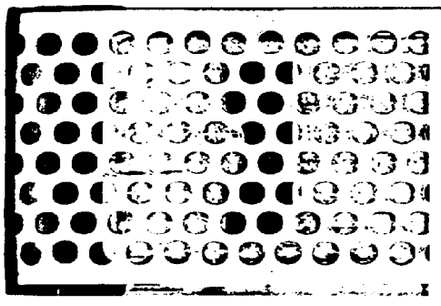
My Commission Expires: 9-29-2001

NEW OWNER:
Emily Polston

3315 Acklen Avenue
Nashville, TN 37212

RESPONSIBLE FOR TAX PAYMENT:
Owner

TAX MAP-PARCEL #:
104-6-98



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

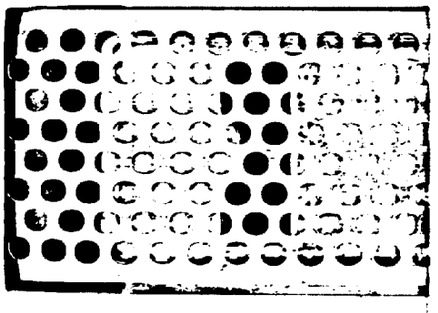
RECEIVED OF _____

FOR _____

BOOK 11005 PAGE 59

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	
				188000.00
			CON TX	695.60
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	706.60
			RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK	706.60
			07/02/98 01	15:45 0001 9278



045847 1
IDENTIF. # REFERENCE

98 JUL -2 PM 3:45

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1315046