WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 262,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of June, 1999.

NOTARY PUBLIC AT LARGE

MY COMMISSION EXPIRES:

BOOK 11560 PAGE 749

THIS INSTRUMENT WAS PREPARED BY

Middle Tennessee Escrow Company, LLC, 3401 West End Ave, Ste 192, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
J. Richmond Miller	SunTrust Bank, Nashville, N.A.	Map 131-05-0
(NAME)	(NAME)	
4332 Lindawood Drive	PO Box 305110	Parcel 009.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Nashville, TN 37230	
(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, James E. Anderson, , Julia H. Anderson, husband and wife, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. Richmond Miller , Nancy C. Miller, 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:

SEE ATTACHED EXHIBIT "A"

unimproved / This is improved property, known as 4332 Lindawood Drive (House Number) (Street) Nashville (P.O. Address) (City or Town) 37215 (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 my/our hand(s) this 06/29/99

James E. Anderson, III

Julia H. Anderson

STATE OF TENNESSEE
COUNTY OF Davidson

On this 29 day of June, 1999, before me personally appeared James E. Anderson, III, Julia H. Anderson to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 29 day of June 1999.

Commission expires: 5-14-03

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

0608614
IDENTIFICATION REFERENCE

99 JUL -7 AM 9:10
PAUL BARWICK, REGISTER
DAVIDSON COUNTY, TN.

RECORDED FOR RECORD

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

Exhibit A

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Sneed Estates, of record in Book 2133, pages 10 and 11, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 122 feet on the east side of Lindawood Drive and runs back between parallel lines 334 feet to a dead line.

Being the same property conveyed to James E. Anderson, III and wife Julia H. Anderson by deed from Richard W. Huddleston and wife Nancy Huddleston, dated 8-7-97 in Book 10562 page 773. Registers Office for Davidson County, Tennessee.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

0608614

IDENTIFICATION REFERENCE

99 JUL -7 AM 9:10

REGISTER
DAVIDSON COUNTY, TN.

BOOK 11560 PAGE 751

TAX 252000.00
CON TX 769.40
PRFEE 1.00
MISC 8.00
CFEE 2.00
TOTAL 980.40
CHECK 980.40
07 07 99 CC 09:11 0001 9177

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1487563