Instr:200003140026199 Page: 1 OF 2
REC'D FOR REC 03/14/2000 11:17:03AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $236.80

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE Exp. 10/25/2003

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $64,000.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th day of March, 2000.

_____
Notary Public

MY COMMISSION EXPIRES: September 8, 2001

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, Three Maryland Farms, Suite 150, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark S. Miller	SAME	Map 105-13-0
(NAME) 2111 Sunset Place	(NAME)	Parcel 238.00
(ADDRESS) Nashville, TN 37211	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, ROZELL PATTON, MARY ANN MURRAY, CAROLYN J. HATCHER, JOHN PATTON AND HOWARD PATTON, being all the heirs-at-law of Mary G. Patton, deceased, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto MARK S. MILLER, AND WIFE, LAURA MILLER, hereinafter called the GRANTEE(S), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee being Lot No. 28 and the northerly half of Lot No. 29 on the Plan of W. S. Duckworth's Addition to Nashville, as of Record in Book 57, page 83, Register's Office for Davidson County, Tennessee.

Said Lot and part of lot front together 75 feet on the easterly side of 11th Avenue South, formerly Bertie Avenue, and run back between parallel lines 180 feet to an alley.

Being the same property conveyed to Rozelle Patton and wife, Mary G. Patton by Warranty Deed from Forest W. Curfman, Jr., Lorene C. Linton and Ada C. Story being the heirs-at-law of F. W. Curfman, deceased, dated September 22, 1965, and of Record in Book 3942, page 122 Register's Office for Davidson County, Tennessee. The said Rossell Patton having died on July 8, 1985, and the said Mary G. Patton having died February 18, 1995. Rozell Patton and Mary Ann Murray and Carolyn J. Hatcher and John Patton and Howard Patton are the heirs at law of Mary G. Patton as reflected in the Affidavit of Herrship being recorded simultaneously herewith. The said Rozelle Patton was one in the same person as Rossell Patton.

Subject to Easement of Record in Book 5517, page 355, Register's Office for Davidson County, Tennessee; Subject to all matters as shown on Plat Book 57, page 83, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved(X) property, known as 2212 11th Avenue South, Nashville, TN 37204
(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 GRANTEE(S), their heirs assigns forever; and we do covenant with the said GRANTEE(S) 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 except for the current year property taxes which are being prorated between the parties and GRANTEE(S)/GRANTOR(S) agreeing to pay said tax when due; 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 GRANTEE(S), 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 10th day of March, 2000.

Howard Patton

Rozell Patton

Mary Ann Murray

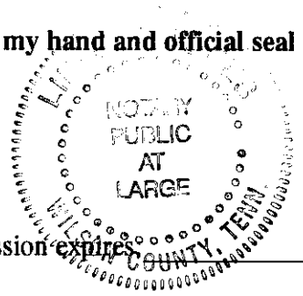
Carolyn J. Hatcher, by John E. Patton her Attorney in Fact ATTY

John E. Patton

STATE OF TENNESSEE **COUNTY WILLIAMSON**

Personally appeared before me, Linda V. Jones, a Notary Public in and for said State and County, ROZELL PATTON AND, MARY ANN MURRAY AND JOHN PATTON AND HOWARD PATTON, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this the 10th day of March, 2000.



Notary Public

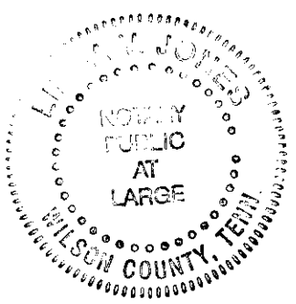
My commission expires:_____

My Commission Expires SEPT. 3, 2001

STATE OF TENNESSEE **COUNTY OF WILLIAMSON**

On this the10th day of March, 2000, before me personally appeared John E. Patton, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained, and who further acknowledged that he is the attorney-in-fact for Carolyn J. Hatcher and is authorized by Carolyn J. Hatcher to execute the foregoing instrument on her behalf for the purposes therein contained.

WITNESS MY HAND AND OFFICAL SEAL, at office this the 10th day of March 2000.



My Commission Expires SEPT. 3, 2001

Notary Public

My Commission Expires:_____