200011422

WARRANTY DEED

LINDA V. JONES NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN
My Commission Expires SEPT. 6, 2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $75,000.00

James W. Bilyeu
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th Day of November, 2000.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

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

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James W. Bilyeu and Wadean Bilyeu	James W. Bilyeu	Map 118-01
(NAME) 506 Armistead Place	(NAME) 506 Armistead Place	
(ADDRESS) Nashville, TN 37215	(ADDRESS) Nashville, TN 37215	Parcel 337.00
(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, **Laurdell H. Cannon, Administrator c.t.a., Estate of Arthur Miller, deceased and Jerlene Miller Berry, devisee under the Will of Arthur Miller, deceased, of record in Will Book 236, page 764, Probate Court of Davidson County, Tennessee,**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **James W. Bilyeu and Wadean Bilyeu, husband and wife** 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 the westerly part of Lot No. 20, on the Plan of Noel's Idlewood Addition, as of Record in Book 161, page 120, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Arthur Miller, unmarried by Warranty Deed of record in Book 8181, page 540, Register's Office of Davidson County, Tennessee. The said Arthur Miller having since died, his Will being of record in Will Book 236, Page 764, Probate Court of Davidson County, Tennessee. Laurdell H. Cannon, Administrator c.t.a. joins in this deed to quitclaim any interest she may have in said property as Administrator c.t.a. Subject to all matters of Record on the plan of record in Book 161, page120, Register's Office for Davidson County, Tennessee.

This is unimproved ( )
improved(x) property, known as 926 Halcyon Avenue 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 and 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 agreeing to pay said tax when due; 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 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 30th Day of November, 2000.

Laurdell H. Cannon
Laurdell H. Cannon, Administrator c.t.a., Estate of Arthur Miller, deceased

Jerlene M. Berry
Jerlene Miller Berry, devisee under the Will of Arthur Miller, deceased

Davidson County DEEDWARR
Recvd: 12/05/00 09:38 2pgs
Fees:11.00 Taxes:277.50
20001205-0119307

STATE OF KENTUCKY)
) ss:
COUNTY OF Jefferson)

Before me, the undersigned Notary Public, personally appeared Laurdell H. Cannon and Jerlene Miller Berry, who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 30th Day of November, 2000.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____