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Box 36
(plus)

Davidson County DEEDWARR
Recvd: 04/05/01 16:16 3pgs
Fees:15.00 Taxes:370.00

20010405-0033636

THIS INSTRUMENT PREPARED BY:
J. Michael Morgan
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375

WARRANTY DEED

Name and Address of New Owner:
Phillip W. King
8207 Sawyer Brown Road, Unit N-6
Nashville, Tennessee 37221

Send Tax Bills To:
Coldwell Banker Mortgage
P.O. Box 5954
Springfield, OH 45501-5954

Street Address of Subject Property:
8207 Sawyer Brown Road, Unit N-6
Nashville, Tennessee 37221

Map-Parcel No:
Map 142-1-A
Parcel 94.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **MARY C. MILLER, AN UNMARRIED WOMAN, AND LEO C. MILLER, A MARRIED MAN,** hereinafter called **"GRANTORS",** have bargained and sold, and by these presents do transfer and convey unto **PHILLIP W. KING,** hereinafter called **"GRANTEE,"** his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being a Condominium Site Plan known as Unit No. N-6, together with the carport designated No. N-6-C, in River Plantation, Section One, a Condominium, a horizontal property regime, located on Highway 70 South, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantations, Section One, Condominium Apartments, recorded in Book 4460, page 59, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 4562, page 474, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Mary C. Miller and Leo C. Miller by Warranty Deed from Donald W. Watson and wife, Ann M. Watson of record in Book 8936, page 757, Register's Office for Davidson County, Tennessee.

Carol Miller, wife of Leo C. Miller, hereby joins in the excution of this instrument in order to convey any and all marital interest she may have in the subject property.

The conveyance of the above described parcel of land is subject to the following:

1. 2001 Davidson County taxes which have been prorated by the parties and assumed by the Grantees; and

2. All matters shown on the Plan of record in Book 4460, page 59, Register's Office for Davidson County, Tennessee; and

3. Master Deed and By-Laws of record in Book 4562, page 474, said Register's Office.

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 GRANTORS do covenant with the said GRANTEE that they 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 GRANTORS does further covenant and bind themselves, their heirs and 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. 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 hand this 30th day of March, 2001.

MARY C. MILLER BY LEO C. MILLER
AS ATTORNEY IN FACT

LEO C. MILLER

CAROL MILLER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Leo C. Miller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Mary C. Miller as her Attorney in Fact, as the free act and deed of the within named Mary C. Miller. Witness my hand and official seal this 30th day of March, 2001.

MICHAEL MORGAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

NOTARY PUBLIC
AT LARGE
J. Michael Morgan
My Commission Expires
July 28, 2001
STATE OF TENNESSEE

NOTARY PUBLIC

My Commission Expires:_____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 30th day of March, 2001, before me personally appeared Leo C. Miller and wife, Carol Miller, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

MICHAEL MORGAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

NOTARY PUBLIC
AT LARGE
J. Michael Morgan
My Commission Expires
July 28, 2001
STATE OF TENNESSEE

Notary Public

My Commission Expires:_____

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

The actual consideration or value whichever is greater, for this transfer is $100,000.00.

pick by Pete

Affiant

Subscribed and sworn to before me, this the 29th day of September, 2000.

MICHAEL MORGAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

NOTARY PUBLIC
AT LARGE
J. Michael Morgan
My Commission Expires
July 28, 2001
STATE OF TENNESSEE

NOTARY PUBLIC

My commission expires:_____