File Box
24B

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024-1369

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $81,000.00

Affiant

Subscribed and sworn to before me, this 11th day of September, 2002.

Notary Public
My commission expires: 11/29/02

01-0207-24199

Address of New Owner:	Send Tax Bills to:	Tax Information
Christopher L. Miller 450 Cedar Cliff Road Antioch, TN 37013	new owner	134-15 22

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Beverly Christopher Stone, Brenda Lee Christopher Duckett, Geraldine Pentecost, Sherry Edwards, Robert Dalton Kimbro, Robert Dalton Kimbro, Jr. and Michelle Barnwell, all of the devisees under the will of Bessie M. Kimbro (one and the same person as Bessie White Kimbro), deceased, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Christopher L. Miller and Thomas E. Payne, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in the 5th, formerly the 7th, Civil District of said County, described according to a survey made by Geo. W. Watkins, Surveyor, July 19, 1951, as follows:

Beginning at a point in the center of Ezell Road, 317.3 feet southerly from the intersection of the center line of said Ezell Road and the center line of the Antioch Pike, said point being the northeast corner of the property conveyed to Max D. Anderson and wife, Bonnie L. Anderson by deed from W. J. Kimbro, et al, of record in Book 1339, page 562, Register's Office for said County; thence with the center of said Ezell Road, north 0 degrees 30' east 114.5 feet to the southeast corner of the E. W. Kimbro lot; thence with the southern boundary line of said E. W. Kimbro lot, north 84 degrees 15' west 265 feet to the easterly margin of Anderson Lane; thence with the easterly margin of said Anderson Lane, south 25 degrees 15' west 129 feet; thence south 85 degrees 40' east 316.3 feet to the beginning.

Being the same property conveyed to T. R. Kimbro and wife, Bessie White Kimbro, by deed from Alice McMahon, Trustee, of record in Book 2018, page 361, Register's Office for Davidson County, TN. T. R. Kimbro died November 27, 1992, and Bessie White Kimbro died on March 5, 1999. By will filed in Docket No. 02P1486, Seventh Circuit Court for Davidson County, TN, Probate Division, Bessie M. Kimbro (one and the same person as Bessie White Kimbro), devised subject property to Beverly Christopher Stone, Brenda Lee Christopher Duckett, Geraldine Pentecost, Sherry Edwards, Robert Dalton Kimbro, Robert Dalton Kimbro, Jr. and Michelle Barnwell.

INCLUDED IN THE ABOVE DESCRIPTION BUT EXPRESSLY EXCLUDED THEREFROM is the property conveyed to Mrs. Eddine Kimbro Christopher by deed from T. R. Kimbro and wife, Bessie White Kimbro, of record in Book 3797, page 597, said Register's Office, and described as follows:

Beginning at a point in the easterly margin of Janson Drive (formerly Anderson Lane), said point being the common corner of the grantors and Mrs. Ollie Harrell, and thence with the boundary between Kimbro and Harrell, South 85 deg. 40" East 91 feet to a point; thence northerly 124 feet, more or less, to a point; thence North 84 deg. 15' West with Kimbro's northerly boundary line, 91 feet to the easterly margin of Janson Drive; thence with said margin South 25 deg. 15' West 129 feet to the beginning.

Davidson County DEEDWARR
Recvd: 09/12/02 08:49 3pgs
Fees:18.00 Taxes:299.70
20020912-0111033

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3305 Ezell Road, Nashville, TN 37211.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 11th day of September, 2002.

Beverly Christopher Stone by Geraldine Pentecost

Beverly Christopher Stone

Robert Dalton Kimbro

Brenda Lee Christopher Duckett

Robert Dalton Kimbro, Jr.

Geraldine Pentecost

Michelle Barnwell

Sherry Edwards

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Geraldine Pentecost, with whom I am personally acquainted, and who acknowledged she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Beverly Christopher Stone and that she is authorized by her to execute this instrument on her behalf.

Witness my hand in Brentwood, TN, this 11th day of September, 2002.

Notary Public

My Commission expires:

ELIZABETH J. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires
November 29, 2003

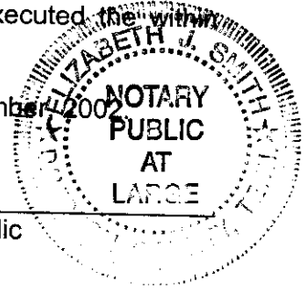
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Geraldine Pentecost and Brenda Lee Christopher Duckett, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 11th day of September, 2002.

Notary Public

My Commission expires:



My Commission Expires
November 29, 2003

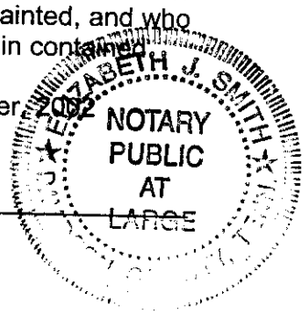
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Sherry Edwards, with whom I am personally acquainted, and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 11th day of September, 2002.

Notary Public

My Commission expires:



My Commission Expires
November 29, 2003

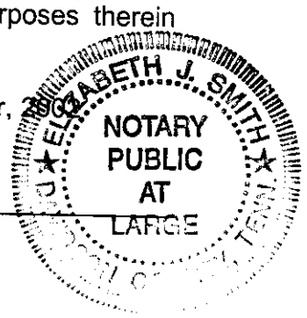
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Robert Dalton Kimbro, with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 11th day of September, 2002.

Notary Public

My Commission expires:



My Commission Expires
November 29, 2003

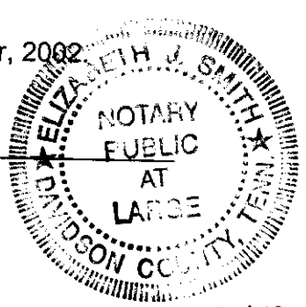
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Robert Dalton Kimbro, with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the attorney in fact for Robert Dalton Kimbro, Jr. and Michelle Barnwell, and that he is authorized by them to execute this instrument on their behalf.

Witness my hand in Brentwood, TN, this 11th day of September, 2002.

Notary Public

My Commission expires:



My Commission Expires
November 29, 2003