3118
GSRM
L. Richman

Davidson County DEEDWARR
Recvd: 05/15/03 16:11 2pgs
Fees:13.00 Taxes:531.56

20030515-0066864

THIS INSTRUMENT PREPARED BY: **Wesley D. Turner** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 FOURTH AVENUE, NORTH P. O. BOX 198888 NASHVILLE, TENNESSEE 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $143,663.90. Affiant Subscribed and sworn to before me, this 8th day of May, 2003. Notary Public My Commission Expires:

Address New Owner As Follows:
Mickey Milam
9701 Clovercroft Road
Nolensville, TN 37135

Send Tax Bills To:
Same

Map-Parcel Number:
082-12-0 318.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **PINE VIEW ESTATES, LLC,** a Tennessee limited liability company, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **MICKEY MILAM**, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot "D" on the Map of J. W. Vaughn's Subdivision of Lots No. 1 & 2 in Barrow's Addition to Edgefield and Lot No. 1 Brown's Addition to Edgefield, of record in Book 332, page 72, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Pine View Estates, LLC, a Tennessee limited liability company, by deed from Michael W. Cothern of record as Instrument No. 20020917-0113209, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 2003 Metro taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. All matters as shown on the Plan of record in Book 332, page 72, Register's Office for Davidson County, Tennessee.

3. Deed of Trust executed by Pine View Estates, LLC to Robert L. Scruggs, Trustee, dated September 16, 2002, recorded on September 17, 2002 at 12:20 PM, of record as Instrument No. 20020917-0113210, Register's Office for Davidson County, Tennessee, to secure to Michael W. Cothern, an indebtedness in the original principal amount of $134,500.00, the outstanding principal amount of which is $131,663.90. Conveyance is made SUBJECT TO said Deed of Trust and without assumption by Grantee of the indebtedness secured thereby.

This is improved property known as 910 Main Street, Nashville, TN 37206.

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 it covenants with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and further covenants and binds itself, its successors 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 person whomsoever.

WITNESS my hand this 8th day of May, 2003.

PINE VIEW ESTATES, LLC,
a Tennessee limited liability company

By: _____
Morgan Cryar, Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MORGAN CRYAR**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is **CHIEF MANAGER,** of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 8th day of May, 2003.

_____
Notary Public

My Commission Expires: 1/27/07

WESLEY D. TURNER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE