Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

FRANCINE K. JOHNSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2007

02-0409-43449

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $267,000.00

Affiant

Subscribed and sworn to before me, this 21st day of September, 2004.

Notary Public
My commission expires:

Address of New Owner:	Send Tax Bills to:	Tax Information
John Miller 904 South Wickshire Way Brentwood TN 37027	New Owner	172-09-0-A-124.00CO

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, Terry J. Lain and wife, Katrice Wiggins-Lain, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to John Miller and wife, Grace Miller, 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 Davidson County, Tennessee, being Lot No. 124 on the Plan of Banbury Crossing, Section Three, a Planned Unit Development, of record in Plat Book 9700, Pages 665 and 666, Register's Office for said County, to which reference is hereby made for a more particular description.

BEING the same property conveyed to Terry J. Lain and wife, Katrice Wiggins-Lain by deed dated 9/28/00 of record in Instrument No. 200010170102839, Register's Office for Davidson County, Tennessee.

SUBJECT TO any and all restrictions, conditions, easements, setback lines, plat of record and encumbrances of record in the Register's Office for said County.

This property is improved property known as 904 South Wickshire Way, Brentwood, TN 37027

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.

Davidson County DEEDWARR
Recvd: 09/30/04 16:19 2pgs
Fees:13.00 Taxes:987.90

20040930-0118187

WITNESS my hand this 21st day of September, 2004.

Terry J. Lain

Katrice Wiggins-Lain

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Terry J. Lain and Katrice Wiggins-Lain, 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 21st day of September, 2004.

Notary Public

My Commission expires 9/4/05