This Instrument Prepared By:
TITLE ESCROW, INC.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-4679
This instrument prepared from information furnished by parties

Davidson County DEEDWARR
Recvd: 10/12/04 13:51 2pgs
Fees:13.00 Taxes:242.35
20041012-0122926

ADDRESS NEW OWNER:
D. Leniger, Trustee
THE DAVIDSON COUNTY AZALEA PL. TRUST
P. O. Box 1648
White House, TN 37188

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 118-7
PARCEL 130.00
BH-3775

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Timothy L. Miller, single, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto D. Leniger, Trustee
THE DAVIDSON COUNTY AZALEA PL. TRUST, hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 21, on the Plan of Block "B" on the Map of Berry Hill Gardens, of record in Plat Book 1130, Page 36, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Timothy L. Miller, a single person, by deed from Garry Hedden, LTD, an Illinois Corporation, of record in Book 9335, Page 927, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance subject to first mortgage payable to Investors Service of record in 20010425-0041274 and as assigned in INST: 20010425-0041275, said Register's Office.

This is improved property known as 2807 Azalea Place, Nashville TN 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said D. Leniger, Trustee
THE DAVIDSON COUNTY AZALEA PL. TRUST, its successors and assigns, forever; and I, Timothy L. Miller, unmarried, do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it; 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, its successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Witness my hand this the 12 day of October, 2004.

Timothy L. Miller

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Timothy L. Miller, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 12th day of October, 2004.

NOTARY PUBLIC

TONI BARRETT NOTARY PUBLIC AT LARGE DAVIDSON COU

My Commission Expires: 5-24-08

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 65,000.

AFFIANT CHIEF MGR

Subscribed and sworn to before me this 12th day of October, 2004.

NOTARY PUBLIC
My Commission Expires: 5-24-08

TONI BARRETT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY