Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF WILLIAMSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $263,000.00 Affiant Subscribed and sworn to before me, this 1st day of March, 2010 Notary Public MY COMMISSION EXPIRES: 9/18/2012 (AFFIX SEAL)

DANIEL HEARD STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nathan T. Miller	NEW OWNER	146-12
(NAME)	(NAME)	(MAP)
411 Barrywood Drive		152.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Cheryl Ann Gossett Cheesman Sanders,*hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Nathan T. Miller and spouse Jennifer D. Miller, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit: *a married woman

LAND in Davidson County, TN, BEING Lot No. 336, on the Plan of Section Five, Crieve Hall Estates, of record in Plat Book 2133, page 91, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Dallas Cheesman and wife, Cheryl Cheesman, by deed dated September 8, 1977, of record in Book 5195, page 123, and further conveyed to Cheryl Ann Gossett Cheesman Sanders, by Quitclaim Deed dated April 8, 1986, from Dallas Ray Cheesman, of record in Book 6826, page 418, Register's Office for Davidson County, TN.

James F. Sanders, spouse of Grantor, joins in this conveyance for the purpose of conveying all right, title and interest he may have in and to the above described property as spouse of Grantor.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 411 Barrywood Drive, Nashville, Tennessee 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 and assigns forever; and we do covenant with the said GRANTEES that we 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 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 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.

BILL GARRETT, Davidson County
Trans:T20100012533 DEEDWARR
Recvd: 03/03/10 10:54 2 pgs
Fees:13.00 Taxes:751.10
20100303-0016237

Witness my/our hand(s) this 1st day of March, 2010.

Cheryl Ann Gossett Cheesman Sanders

Cheryl Ann Gossett Cheesman Sanders

James F. Sanders

James F. Sanders

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Cheryl Ann Gossett Cheesman Sanders and James F. Sanders with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 1st day of March, 2010.

Jennifer S. Dunlap

Notary Public

My Commission Expires: 9/23/13

JENNIFER S. DUNLAP
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY