BOOK 4494 PAGE 699

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
1109 J. C. BRADFORD BLDG
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Dan C. Watkins (NAME)	Dobson & Johnson, Inc. (NAME)	Map 146-15
617 Brentlawn Court (STREET ADDRESS OR ROUTE NUMBER)	1109 J. C. Bradford Building (STREET ADDRESS)	Par. 113
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of $10.00----------

----------TEN AND NO/100----------*Dollars,*

Cash paid by Dan C. Watkins and wife, Shirley Watkins, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, Paul F. Lee and wife, Mary J. Lee,

have this day bargained and sold, and do hereby transfer and convey unto the said Dan C. Watkins and wife, Shirley Watkins,

their ~~successors~~, *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being lot No. 8 on the Map of Brentwood Hall Annex, of record in book 2330, page 69, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the northwesterly margin of Brentlawn Court, a common corner of lots 7 and 8; thence along the line between said lots northwesterly 145.2 feet to a point; thence in a westerly direction 59 feet to a point; thence in a southerly direction 106.2 feet to a common corner of lots 8 and 9; thence in an easterly direction along the line between said lots, 119.6 feet to a point in the margin of Brentlawn Court; thence in a northeasterly direction along the margin of the same 69.6 feet to the beginning.

Being the same property conveyed to Paul F. Lee and wife, Mary J. Lee, by deed from Lewis E. Gaines, et al, of record in book 2734, page 639, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,500.00

Subscribed and sworn to before me, this the 16th day of April 19 71

Affiant

My commission expires: 8/9/72 (Affix Seal)

Notary Public

unimproved ( )
This is improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Dan C. Watkins and wife, Shirley Watkins,

their ~~successors~~, *heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Dan C. Watkins and wife, Shirley Watkins,

their ~~successors~~, *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 16th *day of* April, 1971., *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Paul F. Lee
Paul F. Lee

X Mary J. Lee
Mary J. Lee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Beverly Jo Womble, a Notary Public in and for said County and State, Paul F. Lee and wife, Mary J. Lee,

the within named bargainor S., with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 16th day of April, 19 71

Commission expires 8/9/72 Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be ..... of the ....., the within named bargainor, a corporation, and that ....he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as .....

Witness my hand and seal, at office in ....., this .....day of ....., 19.....

Commission expires ..... Notary Public

APR20 75 CONV 18,500.00
APR20 75 S'TAX A* 48.10
APR20 75 PB'FEE A* .50
APR20 75 W'DEED A* 3.00 * 51.60

WARRANTY DEED

FROM

Paul F. Lee, et ux

TO

Dan C. Watkins, et ux

B 11554

IDENTIF. REFERENCE

APR 20 10 46 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Dobson & Johnson, Inc.