WARRANTY DEED

BOOK 5288 PAGE 854

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bert N. Watkins	Allstate Enterprises Mtg.Corp.	Map 152-5
(NAME:) 2920 Brentley Drive	(NAME:) 525 N. Cabrillo Park Drive	Par 265
(STREET ADDRESS OR ROUTE NUMBER) Antioch, Tennessee 37013	Suite 200 (STREET ADDRESS) Santa Ana, California, 92701	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of.....TEN AND NO/100 ($10.00)----------

----------*DOLLARS*
cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated November 17, 1976, and filed for record November 17, 1976, in the office of the recorder of deeds of Davidson County, Tennessee, in Book 5090 page 464, and note of even date thereby secured, in the original principal amount of $45,500.00 payable to Allstate Enterprises Mortgage Corporation, which debt the grantee herein assumes and agrees to pay as part payment of the purchase price. The grantee further hereby assumes the obligations of John Houston Frazier and wife, Brenda N. Frazier under the terms of the instruments cerating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

We, John Houston Frazier and wife, Brenda N. Frazier
...../.....*have bargained and sold, and by these presents do transfer and convey unto*
the said Bert N. Watkins and wife, Edwina Watkins
.....their.....*heirs 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. 262 on the Plan of Cherry Hills, Section 7, as of record in Book 4660, page 49, Register's Office for said County, to which plan reference is made for a more complete description

Subject to easements and restrictions of record.

Being the same property conveyed to John Houston Frazier and wife, Brenda N. Frazier by deed from The Equitable Life Assurance Society of The United States, a New York Corporation of record in Book 5090, page 462, Register's Office for Davidson County, Tennessee.

The grantees, Bert N. Watkins and wife, Edwina Watkins, join in the execution of this instrument for the purpose of agreeing in writing to pay the indebtedness secured by the instrument of record in Book 5090, page 464, Register's Office for Davidson County, Tennessee.

This Instrument Was Prepared By

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

JACKIE W. CLAMILTON NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $53 AT 3 + 53 LARGE

Subscribed and sworn to before me, this the 27 day of May 1977

Affiant

My commission expires: 11-14-80 (Affix Seal)

Notary Public

BOOK 5288 PAGE 855

MAY23 78	CONV	53,834.53			
MAY23 78	S'TAX		B*	139.88	
MAY23 78	PR'FEE		B*	.50	
MAY23 78	W'DEED		B*	6.00	* 146.38

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

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Bert N. Watkins and wife, Edwina Watkins *their heirs and assigns, forever.*

And we *do covenant with the said* Bert N. Watkins and wife, Edwina Watkins *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.*, except as noted above.

And we, John Houston Frazier and wife, Brenda N. Frazier *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Bert N. Watkins and wife, Edwina Watkins, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hands this* 22 NO *day of* May, *19* 78., *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Bert N. Watkins

Edwina Watkins

John Houston Frazier

Brenda N. Frazier

BOOK 5288 PAGE 856

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Jackie W Charlton, a Notary Public in and for said County and State, the within named John Houston Frazier and wife, Brenda N. Frazier

the bargainors, 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 ... day of May, 19 78.

Jackie W Charlton, Notary Public.

Commission Expires 11-12-80

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Jackie W Charlton, a Notary Public in and for said County and State, the within named Bert N. Watkins and wife, Edwina Watkins

the bargainors, 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 ... day of May, 19 78.

Jackie W Charlton, Notary Public.

Commission Expires 11-12-80

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 ...

Notary Public

Commission Expires ...

E 6 8 3 7

IDENTIF. REFERENCE

MAY 23 11 18 AM '78

REGISTER DAVIDSON COUNTY, TENN.