BOOK 5326 PAGE 1

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Mark Judd Watson	Mercantile Mortgage Company	Map 118-9
(NAME)	(NAME)	
917 Marengo Lane	P. O. Box 15667	Parcel 172
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee 37215	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00----------
TEN AND NO/100---------- DOLLARS

Cash in hand paid by MARK JUDD WATSON and wife, CAROLE B. WATSON, the receipt of which is hereby acknowledged; and for other good and valuable considerations,

AUG 16 78	CONV	39,900.00			
AUG 16 78	S'TAX		B*	103.74	
AUG 16 78	PR'FEE		B*	.50	
AUG 16 78	W'DEED		B*	4.00	* 108.24

We, CHARLES SHRADER and wife, SHIRLEY G. SHRADER,

have bargained and sold, and by these presents do transfer and convey unto the said MARK JUDD WATSON and wife, CAROLE B. WATSON

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 17 on the Map of Sutton Hill Section of Marengo Park, as of record in Book 974, page 67, Register's Office for said County.

Said Lot No. 17 fronts 76.65 feet on the southerly side of Marengo Lane and runs back 180.1 feet on the westerly line and 176.5 feet on the easterly line to the right of way of the Glendale car line, measuring 78 feet thereon.

Being the same property conveyed to Charles Shrader and wife, Shirley G. Shrader by deed from Josephine H. Holt of record in Book 5129, page 204, said Register's Office.

This conveyance is subject to recorded restrictions, easements building setback lines; and to the 1978 Metro tax which has been prorated and assumed by the Grantee.

This is improved (X) unimproved ( ) property, known as 917 Marengo Lane (House Number) (Street)
Nashville, Tennessee (P. O. Address) (City or Town) (Zip Code)

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.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 16th day of August, 19 78.

Charles Shrader
Charles Shrader

Shirley G. Shrader
Shirley G. Shrader

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Charles Shrader & Wife, Shirley G. Shrader

the bargainor, 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 August, 1978.

My commission expires April 18, 1982 Notary Public

STATE OF TENNESSEE
COUNTY OF

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

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

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 39,900.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Mark Judd Watson

Sworn to and subscribed before me this 16th day of August, 19 78.

My commission expires April 18, 1982 Notary Public

This instrument was prepared by:

Briley, Richards & Wrenne, Attys. 344 4th Avenue North, Nashville, Tennessee 37219

Name Address

WARRANTY DEED
G-252571 SP

FROM Charles Shrader et ux

TO Mark Judd Watson et ux

E 83260

IDENTIF. REFERENCE

AUG 16 3 46 PM '78
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

FILE PIONEER TITLE CO.