5613 05/30 104.60- CHECK

BOOK 5442 PAGE 149

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38,500.00

James A Watts
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF MAY, 19 79.

Notary Public

MY COMMISSION EXPIRES: 2-15-82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Watts (NAME)	Dobson & Johnson, Inc. (NAME)	12DZ 32605
3071 Richmond Hills Drive (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	60-2
Nashville, Tn. 37207 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37239 (CITY) (STATE) (ZIP)	234

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Wanda June Peach

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Watts et ux Madyie R. Watts

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

BEING Lot NO. 174 on the Plan of Parkwood Estates, Section One, of record in Plat Book 2900, pages 119 and 120, and as corrected in Book 3179, page 59, Register's Office, Davidson County, Tennessee.
BEING the same property conveyed to Wanda June Peach by Order of the Sixth Circuit Court of Davidson County, Tennessee, No. 90203 and by deed of record in Book 4431, page 693, Register's Office, Davidson County, Tennessee. Wanda June Peach and Wanda B. Peach is one and the same person.

This conveyance is made subject to restrictions of record in Book 3136, page 52, and as amended in Book 3253, page 591, said Register's Office.

THIS conveyance is subject to any and all existing easements of record.

This is improved (X) unimproved ( ) property, known as 3071 Richmond Hills Drive (House Number) (Street) Nashville, Tn. 37207 (P O Address) (City or Town) (Postal Zip)

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 seised 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

Witness my hand this 25TH day of MAY, 19 79

Wanda June Peach Wanda June Peach

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wanda June Peach

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25TH day of MAY, 19 79

Commission expires 2-18-82

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ (his oath) (himself) with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19___

My commission expires _____

Notary Public

F. 3. 1. 7. 0 0.

WARRANTY DEED

FROM
Wanda June Peach

James Watts

IDENTIF. REFERENCE

MAY 30 10 47 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

title escrow, inc.
218 fortune building 1
311 plus park boulevard
nashville, tennessee 37217

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			38500.00- CO	
			100.10 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK 104.60-	
5813A05/30/79			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 3.1.7.00

T
IDENTIF. REFERENCE

MAY 30 10 47 AM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 686851