FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 29,000.00

Charles Dale Watson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF April, 1984

Becca H. Manley
Notary Public

MY COMMISSION EXPIRES: 12/31/84
(AFFIX SEAL)

BOOK 6281 PAGE 294

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Dale Watson etux (NAME)	Tennessee Housing and Urban Development c/o National Mortgage Company (NAME)	18W-15215
513 South 13th Street (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	094-01-0-029.00
Nashville, TN (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38118 (CITY) (STATE) (ZIP)	

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, Emma Mae Gafford, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles Dale Watson and wife, Sharon Watson

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:

Land in Davidson County, Tennessee, being Lot No. 90 on the plan of Payne, Blakemo and Cummings Addition to Nashville, of record in Plat Book 57, page 80, Register's Office for said County.

Said Lot No. 90 fronts 50 feet on the easterly margin of Thirteen Street and extends back between parallel lines 161 feet to an alley.

Being the same property conveyed to Emma Mae Gafford by deed from Thomas D. Gafford and John Kelly Gafford, of record in Book 2740, page 548 Register's Office for Davidson County, Tennessee.

IDENTIF. REFERENCE

APR 30 2 21 PM '84
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

I 1 8 7 5 6

This is unimproved (x) improved (XX) property, known as 513 South 13th Street (House Number) (Street) Nashville, TN (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 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.

Witness my hand this 26th day of April, 1984

Emma Mae Gafford
Emma Mae Gafford

CHECK
04/30 01:90

BOOK 6281 PAGE 295

INDIVIDUAL ACKNOWLEDGEMENT

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Emma Mae Gafford

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 26th day of April, 19 84

NOTARY PUBLIC

My commission expires: 10/21/84

CORPORATE ACKNOWLEDGEMENT

State of
County of

Before me, of the state and county aforesaid, personally appeared, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) 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 himself as.

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

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM
Emma Mae Gafford

TO
Charles Dale Watson and wife,
Sharon Watson

PATRICIA SPICER CARDEN
ATTORNEY AT LAW
1008 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

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

RECEIVED OF _____

FOR _____

BOOK 6281 PAGE 296

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

29000.00- CAMT.
75.40 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 81.90-
2488A04/30/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11875 6

IDENTIF. REFERENCE

APR 30 2 21 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 32126