This Instrument Prepared By:
J. GREER CUMMINGS, JR.
ATTORNEY AT LAW
222 THIRD AVENUE N.
P. O. BOX 198062
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNERS AND
SEND TAX BILLS TO:

Ann L. Haslinger, et al.
475 Hogan Road
Nashville, TN 37220

MAP - PARCEL NO.:

Map 146 - 16
Parcel 31
6DU-34315

BOOK 6428 PAGE 685

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, including the assumption by the Grantees of the unpaid balance of an indebtedness in the original principal amount of Forty-nine Thousand ($49,000.00) Dollars secured by a deed of trust executed by the Grantors to Douglas A. Brace, Trustee, of record in Book 5731, page 58, Register's Office for Davidson County, Tennessee, Steve W. Watson and wife, Cristi G. Watson (the "Grantors"), have this day bargained and sold, and by these presents do hereby transfer and convey unto Ann L. Haslinger and Karl Andrew Haslinger, as joint tenants with right of survivorship (the "Grantees"), their heirs and assigns, certain real estate in Davidson County, Tennessee, described as follows (the "Property"):

> Being Lot No. 82 on the Plan of Brentwood Hall, Section IV, as of record in Book 2083, page 90, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 82 begins at a point in the southerly margin of Hogan Road, the common corner of Lots 81 and 82; thence in an easterly direction with the margin of Hogan Road, 104.0 feet to a point, the common corner of Lots 82 and 83; thence in a southerly direction along the line between Lots 82 and 83, 114.8 feet to a point; thence south 41 degrees 01 minutes west 55 feet to a point; thence north 86 degrees 51 minutes west 68 feet to a point, the common corner of Lots 81 and 82; thence along the line between said Lots 81 and 82, in a northerly direction 161.0 feet to the point of beginning.
>
> Being the same property conveyed to Steve W. Watson and wife, Cristi G. Watson, by deed from Robert Earl Johnston, of record in Book 5731, page 55, Register's Office for Davidson County, Tennessee.

This is improved property, known as 475 Hogan Road, Nashville, TN 37220.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees, their heirs and assigns, forever.

Grantors covenant with Grantees that they are lawfully siezed and possessed of the Property in fee simple, that they have a good right to convey it, and that the same is unencumbered, except for the following matters to which this conveyance of the Property and all covenants and warranties contained herein are expressly subject:

1. 1984 real property taxes, which have been prorated and assumed by Grantees;

2. The deed of trust aforesaid, of record in Book 5731, page 58, Register's Office for Davidson County, Tennessee;

3. Restrictive covenants contained in instrument of record in Book 2198, page 3, said Register's Office;

4. Owner's Certificate, 50-foot minimum building setback line from Hogan Road, and a 10-foot easement for public utilities along the east side and south rear broken line of said Lot No. 82, as shown on the Plan aforesaid, of record in Book 2083, page 90, said Register's Office; and

5. Easement for sanitary sewers and/or storm drainage granted to Metropolitan Government of Nashville and Davidson County, Tennessee, in instrument of record in Book 6416, page 905, said Register's Office.

Grantors further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns, against the lawful claims of all persons.

Possession of the Property shall be delivered to the Grantees on or before November 28, 1984.

IN WITNESS WHEREOF, Grantors have caused this Warranty Deed to be executed on this 16TH day of November, 1984.

Steve W. Watson

Steve W. Watson

Cristi G. Watson

Cristi G. Watson

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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Personally appeared before me, Lacy Jamison, a Notary Public in and for said County and State, Steve W. Watson and wife, Cristi G. Watson, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), 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 November, 1984.

Lacy Jamison
Notary Public
My Commission Expires: 7/27/86

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $65,300.00.

Ann L Haslinger
Affiant

Subscribed and sworn to before me, this the 16th day of November, 1984.

Lacy Jamison
Notary Public
My Commission Expires: 7/27/86

I: 6 4 3 4 7

IDENTIF. REFERENCE

NOV 18 4 27 PM '84

FELIX A. ALSUP, JR. REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

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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

65300.00- CAMT.
169.78 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 179.28-
BDBIA11/16/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I: 6 4: 3: 4: 7.

IDENTIF. REFERENCE

NOV 16 4 27 PM '84

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 0086096