Berger & Jay Feiler
Leland D. Watts
6744 Quiet Lane
Brentwood, Tenn 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 32,000
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 14th DAY OF Feb. 1986
Deputy Register

7/14p-60-1
Par - 85

BOOK 6783 PAGE 122

THIS INSTRUMENT PREPARED BY CHRISTINA NORRIS, CLERK AND MASTER CHANCERY COURT, DAVIDSON COUNTY, TENNESSEE, METRO COURT HOUSE, NASHVILLE, TENNESSEE

THIS INDENTURE, made the 14th day of February, A.D., 1986, between CHRISTINA NORRIS, Clerk and Master of the Chancery Court at Nashville, for Davidson County, Tennessee, party of the first part, and LELAND D. WATTS, party of the second part,

WITNESSETH, that by a decree of said Court, in the cause of Carl Harris, Plaintiff, and Dorothy C. West, et al, Defendants, Rule No. 84-1879-III, and entered on page 262 of Minute Book 34, the said Clerk and Master did on the 7th day of December, 1985, sell at public auction the real estate hereinafter described to the said LELAND D. WATTS for Thirty-two thousand ($32,000.00) Dollars, as appears from the report of said Clerk and Master, made in said cause and entered on page 629 of Minute Book 35, and the said consideration having been paid as required by the decree of said Court confirming said report,

NOW, THEREFORE, in order to carry into effect said sale, in pursuance of said decree, the said CHRISTINA NORRIS, as such Clerk and Master, does hereby transfer and convey to the said LELAND D. WATTS and to his heirs and assigns forever, subject to provisions hereinafter set out, said tract or parcel of land, situated in the County of Davidson and State of Tennessee, and bounded and described as follows - viz:

Being Lot 84 on the plan of Aldrich Heights, Section 3, as of record in Book 2663, page 49, Register's Office for Davidson County, Tennessee.

Said Lot No. 84 fronts 100 feet on the northerly side of Cornish Drive and extends back between lines measuring 240.0 feet on the easterly line and 215.0 ft. on the westerly line to a dead line measuring 85.6 ft. thereon.

This is the same property as was conveyed to Barbara M. Harrington and Thelma B. Santiuste by deed from Josephine G. Jenkins, Trustee, of record in Book 5550 Page 184, Register's Office for Davidson County, Tennessee. The said Barbara M. Harrington died intestate on April 8, 1983 and the said Thelma B. Santiuste died testate on January 9, 1980, she having devised her interest to Carl Robert Harris and Franklin Eugene Harris as devisees under her will which is of record in Will Book 130, page 252, Probate Clerk's Office, Davidson County, Tennessee. The said Franklin Eugene Harris has since died intestate.

This property is addressed as 453 Cornish Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with all the hereditaments and appurtenances thereunto belonging, to the said LELAND D. WATTS and to his heirs and assigns forever, subject to the provisions hereinafter set out.

This conveyance is subject to restrictive covenants of record in Book 2747, Page 338, of the Register's Office of Davidson County, Tennessee, and also subject to all applicable zoning regulations.

IN WITNESS WHEREOF, the said CHRISTINA NORRIS, Clerk and Master as aforesaid, has hereunto set her hand the date first above written.

7.6 | 5 9 IDENTIFICATION REFERENCE

FEB 14 12 36 PM '86 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

CLERK AND MASTER

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Jana Herrera, a Notary Public in and for said County and State, the within named CHRISTINA NORRIS, Clerk and Master, 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 seal this 14th day of February, 1986.

NOTARY PUBLIC

My commission expires July 17, 1988.

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

RECEIVED OF _____

FOR _____

BOOK 6783 PAGE 124

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

320[illegible].00- CMIT.
83.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 99.70-
485|AGE/14/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.6.1.5.9

IDENTIFICATION REFERENCE

FEB 14 12 36 PM '86

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TN

No. 219381