Prepared by: M. Wesley Hall, III
Attorney at Law
Suite 212
223 Madison Street
Madison, TN 37115

WARRANTY DEED

BOOK 6797 PAGE 764

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Russell L. Vaughn et ux (NAME)	Singleton Mortgage Corp. (NAME)	83-6 190
204 Fall Street (STREET ADDRESS OR ROUTE NUMBER)	6263 Poplar Avenue, Suite 200 (STREET ADDRESS)	27W 15140
Nashville, TN 37206 (CITY) (P. O. ZONE) (STATE)	Memphis, TN 38119 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------.

Ten and No/100----------($10.00)---------- *Dollars,*
cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption by the said Grantees of the unpaid balance owing on a note in the original amount of $25,950.00 to Tennessee Housing Development Agency, secured by a Deed of Trust to J. C. Rencarge, Trustee, of record in Book 5636, page 636, Register's Office for Davidson County, Tennessee,

We, Leland D. Watts and wife, Winnifred A. Watts,

have this day bargained and sold, and do hereby transfer and convey unto the said

Russell L. Vaughn and wife, Janet Elaine Vaughn, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the west one half of Lot Number 11 on the map of Sneed and Hamilton resubdivision of certain lots in Brownsville of record in Book 161, page 149, in the Register of Deeds Office of Davidson County.

Said lot fronts 50 feet on the south side of Fall Street and runs back between parallel lines 130 feet to an alley.

Being the same property conveyed to Leland D. Watts by deed from Richard L. Gibson, unmarried, of record in Book 6523, page 589, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 22,500.00

Subscribed and sworn to before me, this the 28th day of Feb. 19 86

Affiant

My commission expires: 4/20/86 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 204 Fall Street, Nashville, TN 37206
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Russell L. Vaughn and wife, Janet Elaine Vaughn, their

(successors), heirs and assigns forever we *covenant that* we are *lawfully seised and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as noted in the public records.

We *further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 28th *day of* February *19* 86 *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

LELAND D. WATTS

WINNIFRED A. WATTS
BY M. Wesley Hall, III

CHECK 03/06 91.00-

BOOK 6797 PAGE 765

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Leland D. Watts

the within named bargainor ....., *with whom I am personally acquainted, and who acknowledged that* he *executed the within instrument for the purpose therein contained.*

Witness my hand and official seal at Madison, *Tennessee, this* 28th *day of* Jan., *19* 86.

Susan S. Wiseman *Notary Public*

Commission expires 4/20/86

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ... *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *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* ..... *self as* .....

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

..... *Notary Public*

Commission expires .....

RUSH

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, M. Wesley Hall, III, to me known to be the person who executed the foregoing instrument in behalf of, Winnifred A. Watts and acknowledged that he executed the same as the free act and deed of said Winnifred A. Watts.

Witness my hand and official seal at Madison, Tennessee, this 28th day of Jan., 1986.

Susan S. Wiseman
NOTARY PUBLIC

My Commission Expires: 4/20/86

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN
'86 MAR 6 8 54 AM

IDENTIFICATION REFERENCE 80777

WARRANTY DEED

FROM

LELAND D. WATTS ET UX

TO

RUSSELL L. VAUGHN ET UX

Compliments of
Commonwealth Title Agency of Nashville, Inc.
Suite 106, Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

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

RECEIVED OF _____

FOR _____

BOOK 6797 PAGE 766

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

32500-CO- CAMT.
84.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 91.00-
0830AC3/06/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8:07 7.

IDENTIFICATION REFERENCE

MAR 6 8 54 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 224720