BOOK 6806 PAGE 860

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 63,688.21

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1st DAY OF OCTOBER, 19 85

Notary Public

MY COMMISSION EXPIRES: 4/19/87

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CAPITAL CITY INVESTMENTS (NAME)	SWD MORTGAGE BANKERS (NAME)	MAP 71-7
601 Fatherland Street (STREET ADDRESS OR ROUTE NUMBER)	100 W. Bay Street (STREET ADDRESS)	Parcel 188
Nashville, Tennessee 37206 (CITY) (STATE) (P. O. ZIP)	Jacksonville, Florida 32202 (CITY) (STATE) (ZIP)	12 DZ-51060

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, LELAND WATTS and wife, WINNIFRED A. WATTS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CAPITAL CITY INVESTMENTS,

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. 5 on the Plan of the Resubdivision of I. D. Lutons Addition of record in Book 974, page 55, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Leland Watts by deed from James R. Watts and wife, Gaye Morris Watts, of record in Book 6634, page 628, Register's Office for Davidson County, Tennessee.

SEE POWER OF ATTORNEY OF RECORD IN BOOK 6531, Page 522, RODC.

84001

IDENTIFICATION REFERENCE

MAR 18 1 10 PM '86

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

RECEIVED

This is improved (XX) unimproved ( ) property, known as 1704-1704½ Meridian Street, Nashville, Tennessee
(House Number) (Street) (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 our hands this 1st day of October, 19 85

Leland Watts
LELAND WATTS

Winnifred A. Watts
WINNIFRED A. WATTS

417

OFFICIAL RECEIPT

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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 LELAND WATTS and wife, WINNIFRED A. WATTS,

the bargainor~~s~~, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this ____ day of OCTOBER 19 85

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and (they) _____, 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

WARRANTY DEED

FROM

TO

PREPARED BY:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

Phone: 259-3666

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 1st day of October, 1985, before me personally appeared ALAN L. SATURN, to be known to be the person who executed the foregoing instrument in behalf of LELAND WATTS and wife, WINNAFRED A. WATTS, as their attorney-in-fact, and acknowledged that he executed the same as the free act and deed of the said LELAND WATTS and wife, WINNAFRED A. WATTS, as though they personally had acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 1st day of October, 1985.

Janet S. Davis
NOTARY PUBLIC

My Commission Expires: 1-10-89

JANET S. DAVIS NOTARY PUBLIC DAVIDSON COUNTY

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

63680.21- CAMT.
165.62 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 172.12-
413A03A18/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 4 0 0 1

IDENTIFICATION REFERENCE

MAR 18 1 10 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 228463