FORM NO. WB-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $21,632.16

Dorothy Watkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF March, 19 86.

Notary Public

MY COMMISSION EXPIRES: 4-4-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Dorothy Watkins (NAME)	AmSouth Mortgage Company, Inc. (NAME)	105-1
1025-13th. Avenue South (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 847 (STREET ADDRESS)	602
Nashville, TN. 37212 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35201 (CITY) (STATE) (ZIP)	10W-03896

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, The Nashville Housing Authority

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dorothy Watkins and husband, Charles Watkins

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:

BEING Lot No. 24 on the Revised Plan of Section Ninety-Eight, Edgehill Estates, as of record in Book 4860, Page 54, Register's Office, Davidson County, Tennessee.

BEING part of the same property conveyed to The Nashille Housing Authority by deed of record in Book 4349, Page 773, said Register's Office.

THIS conveyance is made subject to restrictions of record in Book 4220, Page 723 and Book 6236, Page 263, said Register's Office.

THIS conveyance is made subject to a 10 foot utility and drainage easement and 30 foot minimum building setback line of record in Book 4860, Page 54, said Register's Office.

This conveyance is subject to any and all existing easements of record.

THIS CONVEYANCE of said property is made expressly subject to these Grantees and future Grantees, their heirs and assigns, being members of a Homeowners Association that is or will be formed in accordance with the requirements of the Turnkey III, Homeownership Opportunity Program, Project No. Tenn. 5-18 and the said Grantees or Owners must comply with the By-Laws and/or Charter of the said Association and the said Grantees or Owners are subject to assessment for the payment of maintenance and management fees, if any, for the common properties designated by said Project No. Tenn. 5-18. The Association and/or the Metropolitan Development and Housing Agency may file a lien to secure payment of said fees, which lien would be secondary to any first mortgage on said property.

This is unimproved (X) improved ( ) property, known as 1025-13th. Avenue South, (House Number) (Street) Nashville, TN. 37212 (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 unincumbered 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 hand s this 24th day of March, 19 86

The Nashville Housing Authority

By: Carleen B. Waller Attest: Gerald F. Nicely

Carleen B. Waller, Chairman Gerald F. Nicely, Secretary

STATE OF TENNESSEE
Davidson County

BOOK 6813 PAGE 850

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Gerald F. Nicely and Carleen B. Waller (his wife/her husband) with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Secretary and Chairman respectively of the The Nashville Housing Authority the within named bargainor, a corporation, and that (he/she/they) as such Secretary and Chairman, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Gerald F. Nicely as such Secretary and attesting the same by the said Carleen B. Waller as such Chairman

Witness my hand and official seal at office at Nashville on this the 24th day of March 19 86

My commission expires _____ _____
My Commission Expires Sept. 9, 1989 Notary Public

WARRANTY DEED

FROM

The Nashville Housing Authority

TO

Dorothy Watkins

Charles Watkins

IDENTIFICATION REFERENCE

8 6 3 8 5

MAR 26 3 32 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

title escrow, inc.

suite 218
640 spence lane
nashville tennessee 37217

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

RECEIVED OF _____

FOR _____

BOOK 5813 PAGE 851

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
			21632.46- CAMT.	
			56.16 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 62.66-	
6962A03/26/86			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

863885

IDENTIFICATION REFERENCE

MAR 26 3 32 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 231192