STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 53000.00

Subscribed and sworn to before me, this the 4 day of April 19 86

Affiant

Notary Public Ruth M. Foran

My commission expires: July 18, 1987
(Affix Seal)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Suite 170, Parkway Towers, 404 James Robertson Pky, Nashville, TN 37219

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Dennis Watt	FLEET REAL ESTATE FUNDING CORP.
304 Max Court	P. O. F-20
Antioch, Tennessee 37013	Florence, South Carolina 29503
STREET ADDRESS / CITY / STATE / ZIP	STREET ADDRESS / CITY / STATE / ZIP
MAP & PARCEL NO. 148-06-0 157.00	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, James K. Waller, unmarried

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Dennis Watt and wife, Carrie Watt

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot No. 22B on the Zone Lot Division of Lots 18 and 21 through 30, Bakertown Gardens, Section 4, of record in Plat Book 6250 page 462, and amended in Plat Book 6250 at page 747, Register`s Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the same property conveyed to Robin J. York and wife, Debra Lynn York by deed recorded in Book 6543 at page 938, Register`s Office for Davidson County, Tennessee. The said Robin J. York and wife, Debra Lynn York having since deeded their interest in lots 21A, 21B, 22A and 22B to Rodney C. Waller and wife, Sandra K. Waller by instrument of record in Book 6776, page 327, Register`s Office for Davidson County, Tennessee. The said Rodney C. Waller and wife, Sandra K. Waller have since quit-claimed their interest in Lot 22A and 22B to James K. Waller by quit-claim deed of record in Book 6816, page 293, said Register`s Office.

This conveyance is subject to taxes for the year 1986 and subsequent years, easements and restrictive covenants of record.

THIS IS _____ IMPROVED PROPERTY KNOWN AS 304 Max Court, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 4 day of April 19 86

James K. Waller

James K. Waller

State of Tennessee
County of Davidson

BOOK 6829 PAGE 654

On this 4 day of April, 19 86, before me personally appeared James K. Waller, unmarried to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal.
My Commission expires:

July 18, 1987

Ruth M. Foran
Notary Public
Ruth M. Foran

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
SUITE 170
PARKWAY TOWERS
404 JAMES ROBERTSON PKY
NASHVILLE, TN 37219

9 1 7 5 4

IDENTIFICATION REFERENCE

APR 15 1 41 PM '86

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6829 PAGE 665

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

5300[illegible].00- CAPIT.
137.00 CSTAX
.50 PRFCR
6.00 MDE'D
CHECK 144.50-
3351A04/15/06 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9 1 7 5 4

IDENTIFICATION REFERENCE

APR 15 1 41 PM '06

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 237437