WARRANTY DEED

FROM:

LAWRENCE J. WATKINS

TO:

MARY G. WATKINS

OWNER & TAX BILLS:
LAWRENCE WATKINS
1826 JOY Circle
NASH TN 37207

Map 71-12
Par 39 35.

This instrument was prepared by:

William M. Stephens
Attorney at Law
P. O. Box 1026
Brentwood TN 37027
615/373-3084

STATE OF TENNESSEE)
: BOOK 6961 PAGE 18
COUNTY OF WILLIAMSON)

The actual monetary consideration or value for this transfer is
$ -0-

Mary G. Watkins
Affiant

Subscribed and sworn to before me this 26th day of August, 1986.

Margaret M Stephens Notary Public

My commission expires: May 17, 1989

MARGARET M. STEPHENS NOTARY PUBLIC AT LARGE STATE OF TENN.

35883

IDENTIFICATION REFERENCE

Aug 27 2 02 PM '86

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

$ 0.50

FOR AND IN CONSIDERATION of One Dollar ($1.00) and other good and valuable consideration, and for the express purpose of creating a TENANCY BY THE ENTIRETY,

I, LAWRENCE J. WATKINS, by these presents do hereby transfer and convey to my wife, MARY G. WATKINS, her heirs and assigns, a ONE-HALF UNDIVIDED INTEREST in the following described tract or parcel of land in Davidson County, Tennessee, to wit:

Being Lot No. 14 on the Plan of Joywood, as of record in Book 974, page 45, of the Register's Office for Davidson County, Tennessee.

Said Lot No. 14 fronts fifty (50) feet on the southerly side of Joy Circle and runs back between parallel lines 150 feet to a dead line on which it measures 50 feet.

Being part of the same property conveyed to LAWRENCE J. WATKINS by deed from ORRIN W. BICKEL and wife JEANETTE BICKEL on record in Book 1429, page 329, Register's Office of Davidson County, Tennessee.

Said ONE-HALF INTEREST in said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, and is subject to all applicable local government planning, building, and zoning regulations.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said MARY G. WATKINS, her heirs and asigns forever.

And I do covenant with said MARY G. WATKINS that I am lawfully seized and possessed of said land in fee simple and have a good right to convey it. And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said land to the said MARY G. WATKINS, her heirs and assigns, against the lawful claims of all persons whomsoever.

And by this instrument I do create a TENANCY BY THE ENTIRETY in my wife MARY G. WATKINS and myself, that being the sole purpose of this conveyance.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 26 day of August, 1986.

Lawrence J. Watkins
LAWRENCE J. WATKINS

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LAWRENCE J. WATKINS, the bargainor, with whom I am personally acquainted or whose identity has been proven by satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 26th day of August, 1986.

Margaret M Stephens
NOTARY PUBLIC

MARGARET M. STEPHENS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: May 17, 1989