Box 8 cg

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

BOOK 6997 PAGE 467

ADDRESS NEW OWNER:
Michael W. Watson
3722 Grubbs Road
Nashville, TN. 37211

MORTGAGEE:
Atlantic Coast Mortgage Company
3975 University Drive
Fairfax, VA 22030

MAP-PARCEL NUMBERS:
MAP 133-11
PARCEL 18
6DA-57955

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Clyde A. Watson and wife, Kathy B. Watson

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Michael W. Watson, unmarried

hereinafter called the Grantee, Grantee's 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. 26 on the plan of Parma Heights, as of record in Book 2133, page 23, Register's Office for said County.

SAID Lot No. 26 fronts 62 feet on the southeasterly side of Grubbs Road and runs back 162.7 feet on the northeasterly line and 160.5 feet on the southwesterly line, to a dead line in the rear, measuring 62 feet thereon.

Being the same property conveyed to Clyde A. Watson and wife, Kathy B. Watson by deed from Clyde H. Singleton and E. Frances Singleton of record in Book 6575, page 125, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

48639

IDENTIFICATION REFERENCE

Oct 2 10 52 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as 3722 Grubbs Road, Nashville, TN. 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 30th day of September, 19 86

Kathy B. Watson

Kathy B. Watson

Clyde A. Watson

Clyde A. Watson

STATE OF TENNESSEE
COUNTY OF Davidson

On this 30th day of September, 19 86 before me personally appeared Clyde A. Watson and wife, Kathy B. Watson, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

My Commission Expires: 10-2X-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

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Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ___self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 43,000.00 .

Michael W Watson
Affiant

Subscribed and sworn to before me, this the 30th day of September, 1986.

My Commission Expires: 10-24-88

_____
Notary Public

NOTARY PUBLIC

WARRANTY DEED

from:
Clyde A. Watson and wife, Kathy B. Watson

to:
Michael W. Watson, unmarried

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 25343

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
			43000.00- CAMT.	
			120.40 CSTAX	
			.50 PRFEE	
			6.00 MDEED	
			CHECK 129.90-	
			B367A10/02/86 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 8 6 3 9

IDENTIFICATION REFERENCE

Oct 2 10 52 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 302012