BOOK 7154 PAGE 2 FORM NO. WD-1

B24

File Box 24

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $78,000.00

Evelyn M. Hodges
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF February 1987.

Notary Public

MY COMMISSION EXPIRES: 7-2-88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: (Mortgagee)	MAP-PARCEL NUMBERS
Harold E. Hodges (NAME)	Atlantic Coast Mortgage Company (NAME)	42-11-B
511 Colony Trace Court (STREET ADDRESS OR ROUTE NUMBER)	3975 University Dr., Ste.100/210 (STREET ADDRESS)	PAR.95CO
Madison, TN. 37115 (CITY) (STATE) (P. O. ZIP)	Fairfax, VA. 22030 (CITY) (STATE) (ZIP)	11D93546

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, Judith G. Watson and husband, James Allen Watson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harold E. Hodges and wife, Evelyn M. Hodges , as tenants by the entirety.

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 a certain condominium unit in Davidson County, Tennessee, described as follows: Unit No. 511, in a Horizontal Property Regime as shown in the condominium site plan of Heritage Village Condominiums, as of record in Book 6484, Page 287, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Judith G. Watson by deed from Nell H. Gann of record in Book 7139, Page 555, Register's Office for Davidson County, Tennessee.

James Allen Watson herein joins to convey any and all rights and interest he may have; especially his marital rights.

The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 64-2701 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Heritage Village Condominiums of record in Book 6484, Page 287, said Register's Office.

THIS conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 64-2701 et seq. of the

This is { unimproved ( ) improved (X) } property, known as 511 Colony Trace Court, Madison, TN. 37115 (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 my hand this 27th day of February, 1987

Judith G. Watson

James Allen Watson

03/03 224.90-

6826

STATE OF TENNESSEE
Davidson County

BOOK 7154 PAGE 3

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Judith G. Watson and husband, James Allen Watson

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 27th day of February 1987

Commission expires 7-9-89

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and _____, 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
Judith G. Watson
etvir
James Allen Watson

TO
Harold E. Hodges
Evelyn M. Hodges

9.9.4.0.9.

IDENTIFICATION REFERENCE

MAR 3 11 39 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

CONTINUATION OF LEGAL DESCRIPTION

Tennessee Code Annotated and the By-Laws of the administration thereof; all restrictions, easements, etc., rights and interest in favor of other unit owners; options, burdens, assessments and undertakings etc. contained in the Master Deed of record in Book 4758, Page 179, and as amended in Book 4808, Page 829 and Book 6380, Page 989; Supplement and Amendment to Master Deed of record in Book 6484, Page 287, said Register's Office.

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

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

RECEIVED OF _____

FOR _____

BOOK 7154 PAGE 4

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

700[illegible] 0- CAMT.
213.40 CSTAX
.50 PREC
6.00 MORTG
CHECK 224.90-
6026A05/03/87 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9 9 4 0 9

IDENTIFICATION REFERENCE

MAR 3 11 39 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 52061