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File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 73,789.00

James R. Watts
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF March, 19 87

Notary Public

MY COMMISSION EXPIRES 3/11/90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE UNION STREET, NASHVILLE, TN. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
James R. Watts et ux	The Lomas & Nettleton Company	51-10-B-81
(NAME) 201 Ellington Place	(NAME) 2001 Bryan Tower	11D93881
(STREET ADDRESS OR ROUTE NUMBER) Madison, TN 37115	(STREET ADDRESS) Dallas, TX 75201	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, Brankon Properties, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. Watts and his wife, Thelma J. Watts

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 Unit No. 201 of Ellington Place Condominiums, which Plat is attached as Exhibit "C" to the Master Deed for Ellington Place Condominiums of record in Book 6720, Page 332, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Brankon Properties, Inc. by deed from Larry L. Westbrook, Trustee of record in Book 6695, page 19 Register's Office for County, Tennessee.

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

03161

IDENTIFICATION REFERENCE

MAR 12 10 23 AM '87

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

This is improved ( ) unimproved ( ) property, known as 201 Ellington Place, (House Number) (Street) Madison, TN 37115 (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 10th day of March, 1987.

Brankon Properties, Inc.
By: Wayne Hilton
Wayne Hilton, Vice President
Attest:

STATE OF TENNESSEE
Davidson County

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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
County of Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Wayne Hilton

/and _____ with whom I am personally acquainted and who upon his oath acknowledged himself to be the Vice President

/and _____ /respectively of the Brandon Properties, Inc.

the within named bargainor, a corporation, and that (he) as such Vice President

/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 Wayne Hilton as such Vice President /and attesting the same by the said _____ /as such _____.

Witness my hand and official seal at office at Nashville on this the 10th day of March, 19 87.

My commission expires 3/11/90

_____
Notary Public

WARRANTY DEED

FROM
Brandon Properties, Inc.

TO
James R. Watts
Thelma J. Watts

Return to:
LAWYER'S ESCROW SERVICE
ONE UNION STREET
NASHVILLE, TENNESSEE 37201

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

TOTAL.00- CASH,
.50 REC'D
.50 CHECK 013.14-
03/12/87 REC

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03161

IDENTIFICATION REFERENCE

MAR 12 10 23 AM '87

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 68137