PREPARED BY:
Hunter Short, Attorney
323 Union Street
Nashville, TN 37201
615/255-7496
Box 21

WARRANTY DEED

1677 06/30 0101 03CHECK 163.86

New Owner:	Send Tax Bills To:	Map & Parcel No.:
Floyd A. Woodley 225 Connare Drive Madison, TN 37115	Floyd A. Woodley 225 Connare Drive Madison, TN 37115	Map No. 33-16 Parcel No. 86

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named grantee, and other good and valuable considerations, including the assumption of the balance of a note secured in an installment deed of record in Book 6982, Page 478, Register's Office for Davidson County, Tennessee, the receipt of which is hereby acknowledged, we, CURTIS V. WATKINS, being the same as CURTIS N. WATKINS, and CARLOYN J. BAUGH, hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto FLOYD A. WOODLEY, hereinafter called the grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 66 on the Plan of Primrose Meadows, Section 1, as of record in Book 4675, Page 18, as amended in Book 4953, Page 851, Register's Office for Davidson County, Tennessee, to whic Plan reference is hereby made for a more complete and accurate description thereof.
>
> Being the same property conveyed to Curtis N. Watkins, et al, by deed of record in Book 6982, Page 478, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 225 Connare Drive, Madison, Tennessee, 37115.

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, his heirs and assigns, forever; and we do covenant with the said grantee 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 grantee, his 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 our hands this the 30th day of June, 1988.

Curtis V. Watkins
CURTIS V. WATKINS, Grantor

Carolyn J. Baugh
CAROLYN J. BAUGH, Grantor

45356

IDENTIFICATION REFERENCE

JUN 30 1 48 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, CURTIS V. WATKINS and CAROLYN J. BAUGH, the within named bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal on this the 30th day of June, 1988.

Barbara L Dean
Notary Public

My Commission Expires: 5-20-92

STATE OF TENNESSEE

COUNTY OF DAVIDSON

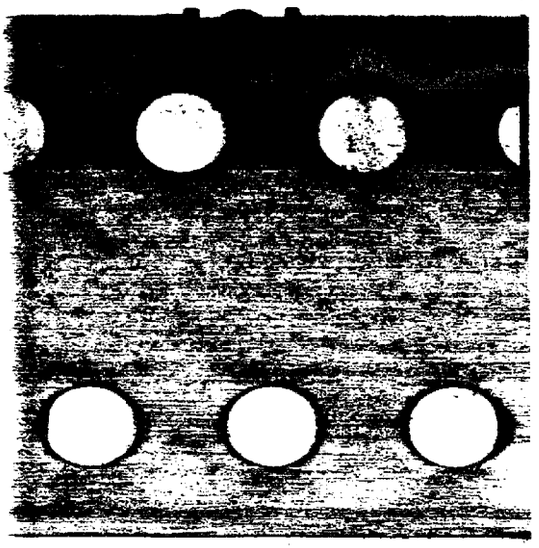
The actual consideration for this transfer or value of property (whichever is greater) is $56,171.94. This is equal to or greater than the property would bring at a fair and voluntary sale.

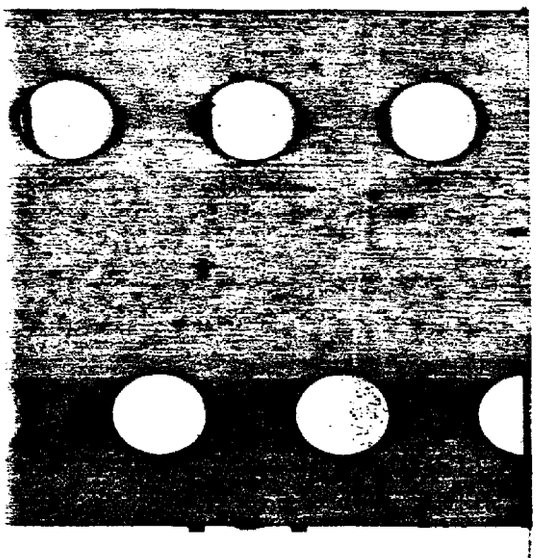
Floyd A. Woodly
Affiant

Sworn to and subscribed before me on this the 30th day of June, 1988.

Barbara L Dean
Notary Public

My Commission Expires: 5-20-92





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7588 PAGE 62

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 56171.94
				CON TX 157.36
				PRFEE 0.50
				WDEED 6.00
				TOTAL 163.86
				CHECK 163.86
06/30/88	01			13:49 0001 1677

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45356

IDENTIFICATION REFERENCE

JUN 30 1 46 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 108429