BOOK 7748 PAGE 66

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF January, 19 89

Notary Public

MY COMMISSION EXPIRES: October 9, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney,, 2711 Murfreesboro Rd., Suite 105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Rick Watts	Fleet Mortgage Corp.	135-00-0
(NAME)	(NAME)	
2240 Smith Springs Road	125 East Wells St., P.O. Box 800	287.00
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37217	Milwaukee, WI 53201	02D 45715
(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, George E. Tinkham and wife, Doris J. Tinkham

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rick Watts and wife, Lauri 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:

Beginning at an iron pipe on the northerly margin of Smith Springs Road at a common corner with Roy Lawrence property, that being the southwest corner of the herein described tract of land; thence northerly with said Lawrence property line 176 feet more or less, to an iron pipe; thence easterly with Ralph Morris line 146 feet more or less, to an iron pipe on the westerly margin of Metro Road; thence southerly with said margin of Metro Rd. 166 ft. more or less, to an iron pipe on the northerly margin of Smith Springs Rd.; thence westerly with said margin of Smith Springs Rd. 160 ft. more or less to the point of beginning.

Being the same property conveyed to George E. Tinkham et ux Doris J. Tinkham by deed from LeRoy H. Wolford et ux Jean Wolford, of record in Book 6459, Page 264, Register's Office for Davidson County, Tennessee.

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

This is unimproved (XX) improved ( ) property, known as 2240 Smith Springs Road, Nashville, TN 37217
(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 our hands this 6th day of January, 19 89

George E. Tinkham Doris J. Tinkham

George E. Tinkham Doris J. Tinkham

STATE OF TENNESSEE
Davidson County

BOOK 7748 PAGE 67

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George E. Tinkham and wife, Doris J. Tinkham

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch, Tennessee, this 6th day of January, 19 89.

Notary Public

Commission Expires October 9, 1991

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
George E. Tinkham and wife, Doris J. Tinkham

TO
Rick Watts and wife, Lauri Watts

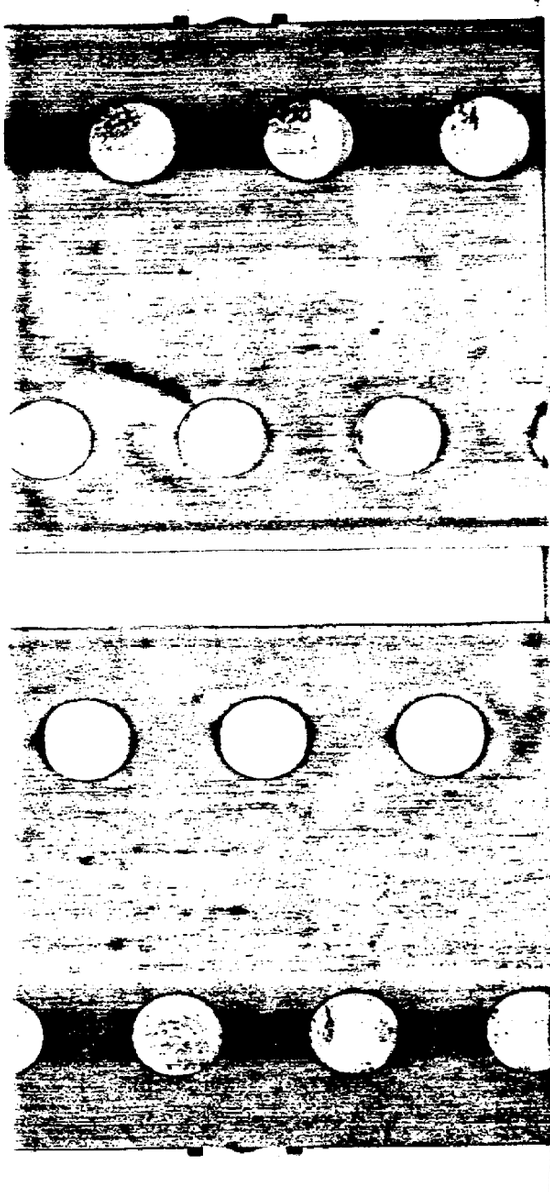
Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697

IDENTIFICATION REFERENCE

10200

JAN 20 8 AM '89
FELIX Z WILSON III REGISTER
DAVIDSON COUNTY, TN

4716 01/10 0101 CKCHECK 191.20



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

RECEIVED OF _____

FOR _____

BOOK 7748 PAGE 68

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
				CAMT 56000.00
				CON TX 184.80
				PRFEE 0.50
				WDEED 6.00
				TOTAL 191.30
				CHECK 191.30
			01/10/89 01	09:36 0001 4716

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00201.

IDENTIFT REFERENCE

JAN 10 9 35 AM '89

FELIX Z. WILSON IT REGISTER
DAVIDSON COUNTY, TN

No. 171389