THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Jill Elizabeth Watson
4311 Colorado Avenue
Nashville, TN 37209

MORTGAGEE:
Sovran Mortgage Corporation

1512 Willow Lawn Drive
Richmond, VA 23230-3479

MAP-PARCEL NUMBERS:
MAP 103-04
PARCEL 255
25W 06045

WARRANTY DEED

BOOK 7781 PAGE 429

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,

C. J. Barclay, unmarried

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Jill Elizabeth 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 the westerly 63 feet of the northerly 160 feet of Block No. 30 on the plan of a part of Sylvan Park, of record in Book 332, page 104, Register's Office for said County.

SAID part of Block No. 30 fronts 63 feet on the southerly margin of Colorado Avenue, formerly Ninth or Hugomont Avenue and extends back between parallel lines, the westerly line being along the easterly margin of 44th Avenue North, formerly 3rd Street, 160 feet to an alley.

BEING the same property conveyed to C. J. Barclay by deed from Archie Brasier and Nancy Jones Medlock of record in Book 7505, page 502, Register's Office for Davidson County, Tennessee.

12181.

IDENTIFICATION

FEB 28 10 51 AM '89

REGISTER

0994 02/28 0101 03CHECK 278.75

This is (~~not~~) improved property, known as 4311 Colorado Avenue, Nashville, TN 37209.

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 24th day of February, 1989.

C. J. Barclay

STATE OF TENNESSEE
COUNTY OF Davidson

On this 24th day of February, 1989, before me personally appeared C. J. Barclay, unmarried, 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 his free act and deed.

My Commission Expires: Oct 9, 1991

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7781 PAGE 430

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 $ 82,500.00.

Jill Elizabeth Watson 2/24/89
Affiant

Subscribed and sworn to before me, this the 24th day of February, 1989.

My Commission Expires: Oct 9, 1991

Notary Public

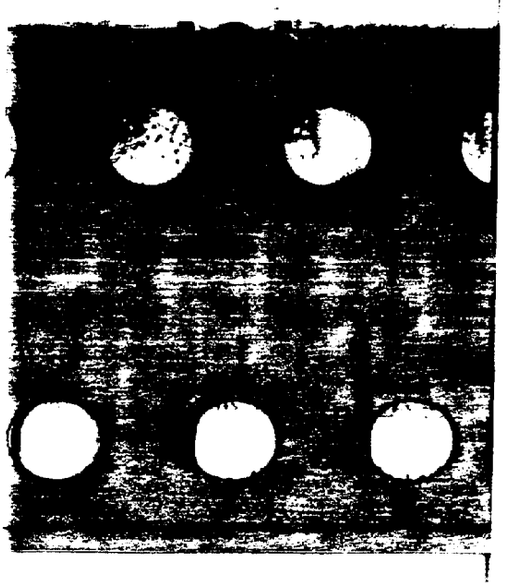
WARRANTY DEED

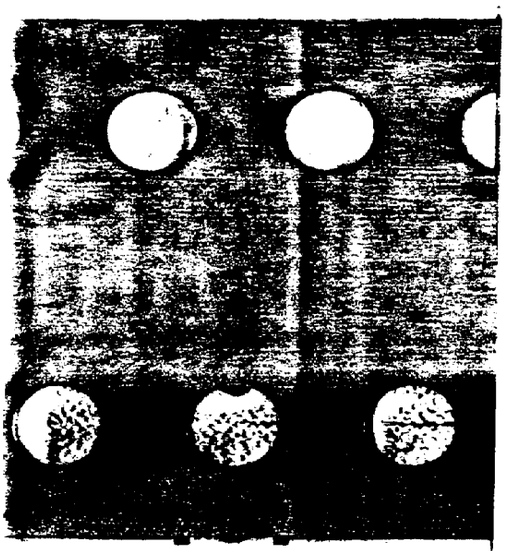
from:
C. J. Barclay, unmarried

to:
Jill Elizabeth Watson, unmarried

WILKINS & IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 28207





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7781 PAGE 431

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	82500.00
CON TX	272.25
PRFEE	0.50
WDEED	6.00
TOTAL	278.75
CHECK	278.75

02/28/89 01 10:54 0001 0994

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12181.

IDENTIFICATION REFERENCE

Feb 28 10 51 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 185416