WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Janice Y. Outlaw	SAME	Map 81-11
(NAME)	(NAME)	
1092 Schmidt Lane		Parcel 344
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
North Brunswick, NJ 08902		
(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~~ James I. Watkins, Executor of the Estate of Walter C. Watkins, Deceased

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Janice Y. Outlaw

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN COUNTY, Davidson STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land situated and lying in Nashville, Davidson County, Tennessee, the same being the southerly forty-five (45) feet of Lot No. 285, in McGavock, Wetmore and others Second Addition to Nashville, called the Addition to Town of McGavock, a Plan of which Addition is of record in Book 21, page 41, in the Register's Office of said County. Said Southerly part of said Lot No. 285 fronts forty-five (45) feet on the Westerly side of Alberta Avenue and runs back between parallel lines, one hundred and seventy (170) feet to an alley.

Being the same property conveyed to Walter Crawford Watkins and wife, Catherine Watkins by Deed from Mrs. Lou Ella Jenkins, a widow, of record in Book 3428, page 411, Register's Office for Davidson County, Tennessee, and being the same property devised to James I. Watkins as Executor of the Estate of Walter C. Watkins under the Last Will and Testament of Walter C. Watkins, of record in Will Book 166, page 632, Probate Court for Davidson County, Tennessee. The said Catherine Watkins having predeceased Walter Crawford Watkins.

The above property is conveyed subject to 1989 Metropolitan Government taxes.

31246

IDENTIFICATION

MAY 8 3 24 PM '89

unimproved ( )
This is improved (XXX) property, known as 1725 14th Avenue, North, Nashville, TN 37208
(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, 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 successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against 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 8 Day day of May ,19 89

James I. Watkins

James I. Watkins, Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James I. Watkins, Executor of the Estate of Walter C. Watkins, Deceased the bargainor with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this ____ day of May, 19 89.

Commission Expires: 3/11/91

Notary Public

STATE OF _____)
COUNTY OF _____)

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 (his oath, their several oaths) acknowledged (himself, themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he, they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 ____ day of _____, 19____.

My Commission Expires: _____

Notary Public

WARRANTY DEED

FROM

James I. Watkins, Executor of the Estate of Walter C. Watkins, Deceased

TO

Janice Y. Outlaw

RETURN TO: Dearborn & Ewing ATTORNEYS

NASHVILLE, TENN.

4201 05/09 0104 0 FEE 38.51

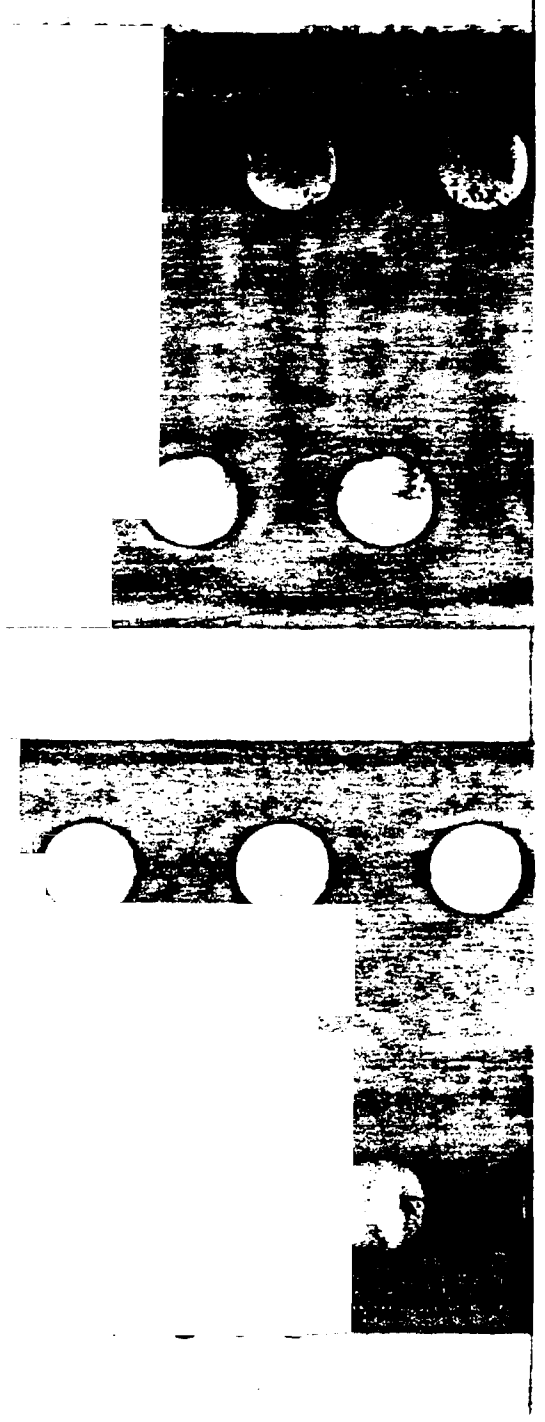
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 9,700.00

Subscribed and sworn to before me this 9th day of May, 19 89.

My Commission Expires: 3/11/91

Notary Public



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7836 PAGE 268

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 9700.00
CON TX 32.01
PRFEE 0.50
MTGFEE 6.00
38.51
CHECK 38.51
05/08/89 01 15:25 0001 4101

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

31246

IDENTIFICATION

Mar 8 3 24 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TENN

No. 207553