FILE BOX 3

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, ~~WHICHEVER~~
IS GREATER, FOR THIS TRANSFER IS $ 18,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
31st DAY OF July, 19 89

Notary Public

MY COMMISSION EXPIRES 5-8-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW

25 Century Blvd. · Suite 405, Nashville, TN 37214 111 West College Street, Murfreesboro, TN 37130 719 N. Second Street, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leland Watts (NAME)	Same (NAME)	MAP 118-1
601 Fatherland Street (ADDRESS)	(ADDRESS)	PARCEL 328.00
Nashville, TN 37206 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	22W-13140

FOR AND 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, Bertha Lee Harney, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Leland Watts and James Watts, both married

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 Lot No. 40 on the Plan of W. D. Gale's Kirkwood Addition to Nashville, as of record in Book 332, page 76, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jerry Harney and wife, Bertha Lee Harney by deed from Ela Parrish, a widow, of record in Book 4169, page 336, Register's Office for said County. The said Jerry Harney now deceased.

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

5.47.01

TENNESSEE REAL ESTATE TRANSFER TAX
AUG 3 8 27 AM '89
FEE $ WILLIAMSON COUNTY REGISTER

2027 08/03 0101 03CHECK 66.40

This is improved (X) unimproved ( ) property, known as 908 Halcyon Avenue, Nashville, TN 37204
(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 my hand ~~this~~ this 29th day of July, 19 89

x Bertha Lee Harney by Delores Y. Brady
Bertha Lee Harney BY: Delores Y. Brady, Attorney-in-Fact

STATE OF CALIFORNIA
COUNTY OF ALAMEDA

On this the 29th day of July, 1989, before me personally appeared Delores Y. Brady, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Bertha Lee Harney, and who acknowledged that she executed the same as the free act and deed of the said Bertha Lee Harney by virtue of that Power of Attorney, duly executed by the said Bertha Lee Harney 8 Halcyon Ave. Nashville and appearing of record in Book 7905, page 828, respectively, of the Register's Office for Davidson County, Tennessee

Witness my hand and official seal at 5509-11 Baker St. Oak Calif., this July day of 29th, 1989.

My Commission Expires: 8/30/91

Hortense) Atkins
Notary Public

OFFICIAL SEAL
HORTENSE A. ATKINS
NOTARY PUBLIC-CALIFORNIA
ALAMEDA COUNTY
MY COMMISSION EXP. AUG 30 1991

and _____
purposes 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 the _____
day of _____ 19_____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

Bertha Lee Harney

TO

Leland Watts and James Watts

RETURN TO:

CUMBERLAND TITLE COMPANY

☒ 25 Century Blvd. - Suite 405
Nashville, Tennessee 37214

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

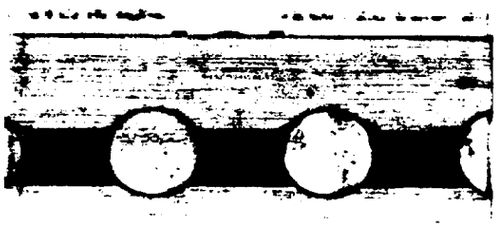
☐ 719 N. Second Street
Clarksville, Tennessee 37040

EDWARD SEDDON
ATTORNEY - AT - LAW

FILE BOX 3

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 7905 PAGE 831

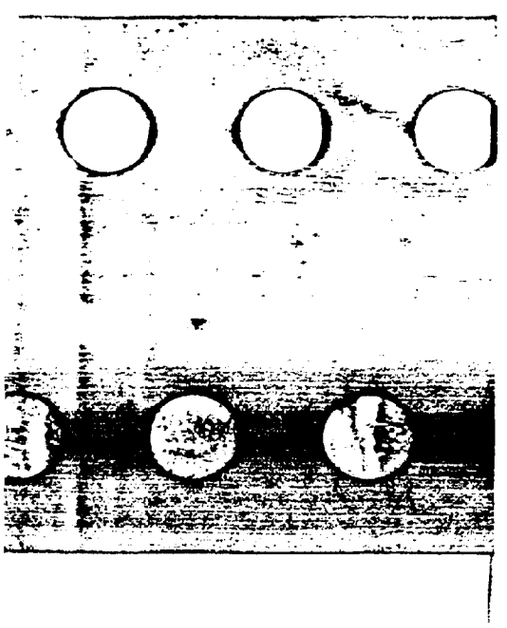


CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 18000.00
CON TX 59.40
PRFEE 1.00
WDEED 6.00
TOTAL 66.40
CHECK 66.40

08/03/89 01 08:27 0001 2027



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.4.7.0.1

IDENTIFICATION REFERENCE

AUG 3 8 27 AM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 235257