THIS INSTRUMENT PREPARED BY: VICKY V. KLEIN, ATTORNEY, 405 TWO MILE PIKE, GOODLETTSVILLE, TN 37072

Bk 53

SPECIAL WARRANTY DEED BOOK 8094 PAGE 766

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL #
LELAND D. WATTS 6744 QUIET LANE BRENTWOOD, TN 37027	SAME	Map 81-3 Parcel 236

THIS CONVEYANCE Made and Entered into on this the 9 day of April, 1990, by and between NCNB NATIONAL BANK, AKA NCNB National Bank of North Carolina hereinafter referred to as GRANTOR, and LELAND D. WATTS, hereinafter referred to as GRANTEE:

WITNESSETH: That for and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, GRANTOR has bargained and sold and does hereby transfer, bargain, sell, convey and confirm unto the GRANTEE, his successors, heirs and assigns, the following described real estate situated and being located in Nashville, Davidson County, Tennessee, to wit:

IN THE City of Nashville and designated as Lot Number Nine (9) on the C. E. Raymond Plan or Sub-division of Lot Number 22 in Owen Buena Vista Plan, as of record in Book 57, page 63, Register's Office, aforesaid County.

The said Lot Number Nine fronts fifty feet on the westerly side of Eleventh Avenue North, formerly Buchanan Street, and extends back between parallel lines, one hundred forty-five feet to an alley.

BEING the same property conveyed to NCNB National Bank by Trustee's Deed of record in Book 7920, page 499, Register's Office for Davidson County, Tennessee.

This is improved property known as: 2119 Eleventh Avenue North, Nashville, TN 37208

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in anywise appertaining unto the GRANTEE, his heirs and assigns, in fee simple forever.

The said GRANTOR does hereby covenant with the said GRANTEE that as to the title and quiet possession to said real estate it will warrant and forever defend against the lawful claims of all persons claiming the same by, through, or under a written instrument executed by the GRANTOR or as the result of an affirmative act of the GRANTOR, but no further or otherwise.

IN WITNESS WHEREOF, GRANTOR has caused this instrument to be executed by and through its duly authorized officers the day and year first above written.

NCNB NATIONAL BANK / AKA NCNB National Bank of North Carolina

BY: _____

TITLE: John H. Emery, Vice President

21267

IDENTIF. REFERENCE

APR 24 1 58 PM '90

DAVIDSON COUNTY

STATE OF NORTH CAROLINA: COUNTY OF Mecklenburg :

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared John H. Emery, Vice President, with whom I am personally acquianted, or proved to be on the basis of satisfactory evidence, and who, upon him oath, acknowledged him self to be the Vice President, of NCNB NATIONAL BANK, the within named bargainor, a corporation, and that he, as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such Vice President.

WITNESS my hand and official seal at office in Charlotte, North Carolina, on this the 9 day of April, 1990.

NOTARY PUBLIC

My Commission Expires: 9-11-94 (AFFIX SEAL)

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual monetary consideration for this transfer is $ 1,100.00.

AFFIANT

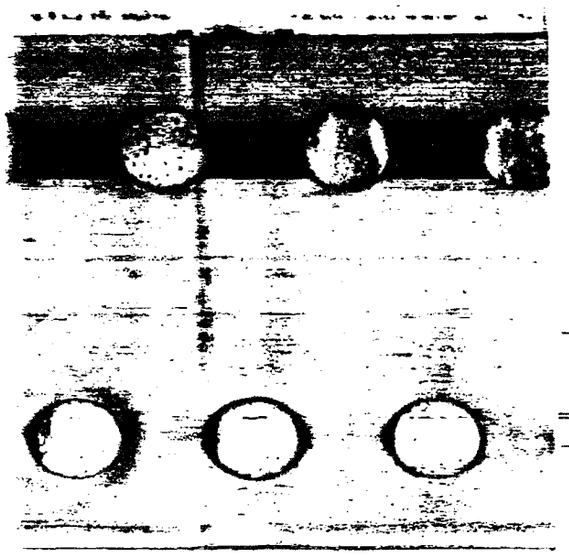
Subscribed and sworn to before

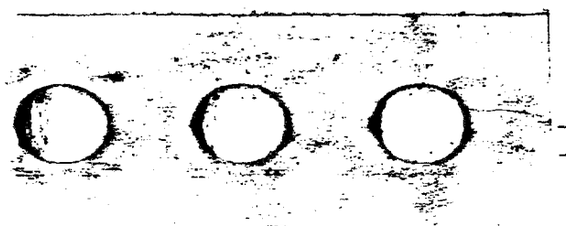
me this the 12 day of April, 1990.

NOTARY PUBLIC

My Commission Expires: 1/23/93

4029 04/24 03:01 03CHECK 10.63







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

RECEIVED OF _____

FOR _____

BOOK 8094 PAGE 768

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	11.00
			CON TX	3.63
			PRFEE	1.00
			WDEED	6.00
			TOTAL	10.63
			CHECK	10.63
04/24/90	01		13:55 0001	4029

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

VOID
CAMT 11.00
CAMT 11.00
ERR CO
CAMT 11.00
CAMT 1100.00
TOTAL 0.00
CHECK 0.00
04/24/90 01 13:56 0001 4030

2-12 67

IDENTIF. REFERENCE

APR 24 1 58 PM '90

DAVIDSON COUNTY T.R.

Total 10.63

No. 313102