51-10 0150/11B93681

Carteret - Watts

mail to:

51-10-B-0150/11B93681

This Instrument prepared by: Arnold M. Weiss, Attorney, 208 Adams Ave.,Memphis, TN 38103

THIS INDENTURE, made and entered into this 27th day of August, 1990

by and between Thelma J. Watts, widow, party

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of the first part, and The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, party

of the second part

WITNESSETH: That for the consideration hereinafter expressed the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Madison County of Davidson State of Tennessee

BEING Unit No. 201 of Ellington Place Condominiums, which Plat is attached as Exhibit "C" to the Master Deed for Ellington Place Condominiums of record in Book 6270, Page 332, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to the grantor herein by Warranty Deed of record in Book 7165, Page 559, Register's Office of Davidson County, Tennessee.

Thelma J. Watts, widow of James R. Watts who died on January 10, 1989, conveys as surviving tenant by the entirety.

57307

IDENTIFICATION REFERENCE

SEP 14 9 56 AM '90

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TENN.

9874 09/14 0101 03CHECK 6.00

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his xxxx successors heirs and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that she is lawfully seized in fee of the aforedescribed real estate; that she has a good right to sell and convey the same; that the same is unencumbered,

and that the title and quiet possession thereto she will warrant and forever defend against the lawful claims of all persons.

THE CONSIDERATION for this conveyance is as follows:

Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged.

WITNESS the signature of the said party of the first part the day and year first above written.

THELMA J. WATTS

Thelma J. Watts

STATE OF TENNESSEE,
County of Shelby XXXXXX } BOOK 8195 PAGE 915
DAVIDSON

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared _____
Thelma J. Watts

with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged to be the person_____ within named and that _____ he _____ executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, this 27th day of August 1990.

Barbara J. Cardosa
Notary Public

My commission expires 23rd day of January 19 94.

STATE OF TENNESSEE COUNTY OF SHELBY }

I, or we, hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, $_____, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Subscribed and sworn to before me this the _____ day of _____, 19_____

_____
Notary Public

My commission expires _____ day of _____, 19_____

MEMPHIS TITLE
100 NORTH MAIN BUILDING
POST OFFICE BOX 3073
MEMPHIS, TENNESSEE 38103
TELEPHONE (901) 525-4343

WARRANTY DEED

TO

State Tax ..... $

Clerk's Fee ..... $

TOTAL ..... $

Paid _____ Deputy County Court Clerk.

MTC form 0015

The following information is not a part of this Deed.

Property Address 201 Ellington Place, Madison, TN

~~PROPERTY OWNER AND AGENCY~~ RESPONSIBLE FOR PAYMENT OF TAXES:
Mail Tax Bill to Federal Housing Administration, Suite 200, 251 Cumberland Bend Dr. ~~Nashville, TN~~ 37228-1803

MT _____