DEED-PEARL

THIS INSTRUMENT PREPARED BY:
ANDERSON & BRIDGES
25 Patten Parkway
Chattanooga, TN 37402

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NO.
Thomas G. Watson and Jacqueline A. Watson	Same	92-15-A300
NAME	NAME	
102 Stoneybrook Way		
STREET ADDRESS	STREET ADDRESS	
Hendersonville, TN 37075		
CITY STATE ZIP	CITY STATE ZIP	

BOOK 8336 PAGE 462

7599 04/24 0101 03CHECK 180.2

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt and legal sufficiency of which are hereby acknowledged, including the assumption by Purchasers of the obligations under a certain Note and Security Agreement dated September 3, 1990, from the Estate of JOHN HARVILLE PEARL to SOVRAN BANK/CENTRAL SOUTH, of Franklin, Tennessee, in the original principal amount of Fifty Three Thousand Eighteen and 79/100 ($53,018.79) Dollars, being a renewal note for one previously executed by JOHN H. PEARL and further being secured by a Deed of Trust recorded in Book 6970, Page 129, Register's Office of Davidson County, Tennessee, which is also assumed by Purchaser, I, the undersigned, JAMES P. ANDERSON, JR., as the duly appointed and acting Executor of the Estate of JOHN HARVILLE PEARL, deceased, whose estate is being administered in proceedings in the Probate Court of Robertson County, Tennessee, and being authorized to enter into this conveyance, pursuant to the Last Will and Testament of said JOHN HARVILLE PEARL, admitted to probate in said proceedings, do hereby sell, assign, transfer and convey unto THOMAS G. WATSON and wife, JACQUELINE A. WATSON, their heirs and assigns forever, the following described property, to-wit:

A Condominium Unit in Davidson County, Tennessee, being designated Unit No. 300 of Elliston Place Quarters, as described in the Master Deed establishing a Horizontal Property Regime with respect to Elliston Place Quarters, of record in Book 6657, Page 72, Register's Office of Davidson County, Tennessee, together with a 1/48th undivided interest in the common elements as described in said Master Deed.

SUBJECT TO the Master Deed for Elliston Place Quarters, of record in Book 6657, Page 72, Register's Office of Davidson County, Tennessee, and the By-laws appended thereto and recorded at Book 6657, Page 106, said Register's Office.

FURTHER SUBJECT TO Restrictions of record in Book 482, Page 379, and Book 565, Page 235, in the Register's Office of said said County.

FURTHER SUBJECT TO all subdivision ordinances and regulations in effect thereon.

FURTHER SUBJECT TO the Deed of Trust recorded in Book 6970, Page 129, Register's Office of Davidson County, Tennessee.

The description of the property conveyed setout herein is taken from the previous conveyance found

in Book 6970 at Page 125, in the Register's Office of Davidson County, Tennessee.

REFERENCE is made for Grantor's source of equitable title is a Deed recorded in Book 6970, Page 125, of said Register's Office (said property was conveyed to John Harville Pearl in the probate of the Last Will and Testament of said John Harville Pearl in the Probate Court of Robertson County, Tennessee).

Taxes for the year 1991 are assumed by Grantees.

TO HAVE AND TO HOLD the above-described real property, together with all improvements thereon and all appurtenances thereunto belonging, unto the said Grantees, their heirs and assigns forever.

BOOK 8336 PAGE 463

Grantor does covenant with the Grantees, their heirs and assigns, that he is lawfully seized and possessed of said property as Executor of the Estate of the late JOHN HARVILLE PEARL, and that as such, and not otherwise, he warrants that said property is owned by the Estate of said John Harville Pearl, that it has good and lawful title thereto, and it is free of all liens and encumbrances except as noted above.

IN WITNESS WHEREOF, JAMES P. ANDERSON, JR., as Executor of the Estate of JOHN HARVILLE PEARL, has signed and sealed this deed the 9th day of April, 1991, to be effective the 12th day of April, 1991.

JAMES P. ANDERSON, JR.,
Executor of the Estate of
JOHN HARVILLE PEARL, Deceased

STATE OF TENNESSEE)
COUNTY OF HAMILTON)

On the 9th day of April, 1991, before me personally appeared JAMES P. ANDERSON, JR., with whom I am personally acquainted, and acknowledged to me that he is the Executor of the Estate of John Harville Pearl, and that he as such executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and office this 9th day of April, 1991.

NOTARY PUBLIC

My Commission Expires:

6/22/94

STATE OF TENNESSEE)
COUNTY OF Davidson)

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $52,516.68, 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 12th day of April, 1991.

NOTARY PUBLIC

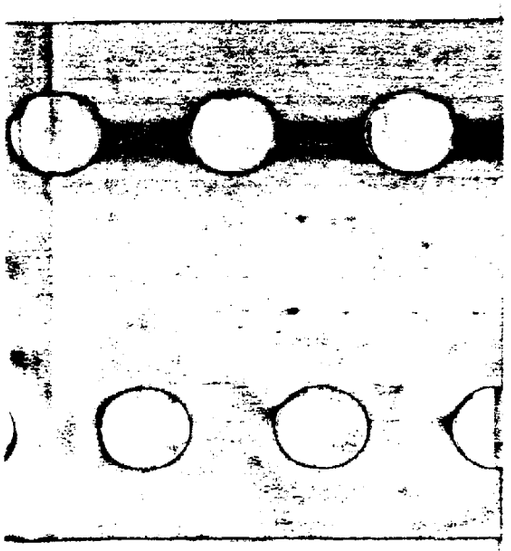
My Commission Expires:

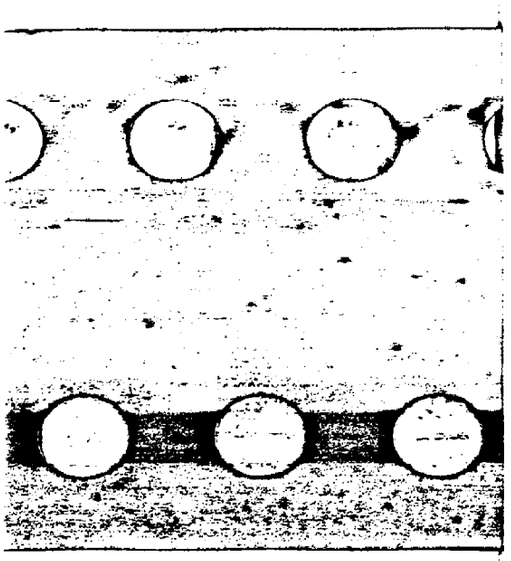
7-23-94

IDENTIF. TREFERENCE

090113

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.
APR 24 8 44 AM '91





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8336 PAGE 464

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 52516.68
CON TX 173.25
PRFEE 1.00
WDEED 6.00
TOTAL 180.25
CHECK 180.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08-43 0001 7599

09013

IDENTIF. TREFERENCE

APR 24 8 44 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 415612