WARRANTY DEED BOOK 9342 PAGE 277

FOR AND IN CONSIDERATION of the sum of Twenty-nine Thousand and 00/100---------- ($ 29,000.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, MARGARET FLOYD, as both Executrix of the Estate of Evelyne Floyd Campbell and as the Attorney-In-Fact for all of her other heirs, there being twenty-nine (29) heirs including myself, with these Powers-of-Attorney being filed in the Register's Office of Davidson County, Tennessee, simultaneously with this Warranty Deed, have this day bargained and sold and by these presents do hereby transfer and convey unto LELAND D. WATTS, his heirs, successors and assigns, the following described real estate situated in Davidson County, Tennessee, and better described as follows, to-wit:

MAP 83-10, PARCEL 357

Being Lot No. 21 on the Map of J. B. Hancock's Addition to East Nashville, as of record in Book 57, page 133, of the Register's Office of Davidson County, Tennessee.

Said Lot No. 21 fronts 50 feet on the southerly side of Sharpe Avenue, running back 139.01 feet on the west line and 137.92 feet on the east line, to an alley, and shows 50 feet on said alley.

This being the same property conveyed to Evelyn Floyd Campbell by General Warranty Deed of The Prudential Insurance Company of America dated March 1, 1937, as recorded in Deed Book 1023, page 388, in the Register's Office of Davidson County, Tennessee. Evelyn Floyd Campbell died on October 16, 1993, and she left a Last Will and Testament which has been duly probated in the Probate Court of Davidson County, Tennessee, but she died intestate as to the disposition of the subject property. The following people became the owners of this property by virtue of their kinship to the said deceased, they being: William Oliver Floyd, III, James Arthur Snell, Julie Ann Alphin, Mary W. Smith Normand, Hazel Jean Snell Hewgley, Randell L. Floyd, Ervin T. Floyd, Martha E. Floyd Griffing, John Franklin Floyd, Sara E. Floyd Flippin,

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FLIPPIN, COLLINS,
HUEY & WEBB
1066 SOUTH MAIN STREET
POST OFFICE BOX 679
MILAN, TENNESSEE
38358-0679

This instrument prepared by
FLIPPIN, COLLINS, HUEY & WEBB
ATTORNEYS AT LAW
1066 S. MAIN ST.
MILAN, TENNESSEE 38358

Allison Vaughn Floyd Bhandari, Donald Martin Alphin, Sarah Ann Smith DeFrieze, Betty Byron Smith Chandler, Billy David Floyd, David B. Floyd, Sara M. Floyd Laswell, John Cullom Floyd, Martha F. Floyd Oldacre, William Tillman Haynes, Earline Snell Thigpen, Jere Lee Alphin, Jr., Judith Jean Smith, Martha E. Haynes McClendon, Steve R. Floyd, Martin E. Floyd, Marvin Grady Beesley, Robert Huffman Floyd and Margaret Floyd.

TO HAVE AND TO HOLD the said property unto the herein grantee, his heirs, successors and assigns, in fee simple, forever.

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We covenant that we are lawfully seized and possessed of the said property; have a good and perfect right to sell and convey the same; and that same is free and clear of all encumbrances except for the lien for 1994 real estate taxes which shall be prorated as of the date of sale.

We do further covenant and bind ourselves, our heirs and representatives, to forever warrant and defend the title to the said property unto the herein grantee, his heirs, successors, and assigns, against the lawful claims of all persons whomsoever, and we further covenant and warrant that collectively we own the entire fee interest in this real estate.

WITNESS MY HAND THIS THE 11th DAY OF May, 1994.

Margaret Floyd
MARGARET FLOYD, as Executrix of the Estate of Evelyne Floyd Campbell

Margaret Floyd
MARGARET FLOYD, individually

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William Oliver Floyd, III
James Arthur Snell
Julie Ann Alphin
Mary W. Smith Normand
Hazel Jean Snell Hewgley
Randell L. Floyd
Ervin T. Floyd
Martha E. Floyd Griffing
John Franklin Floyd
Sara E. Floyd Flippin
Allison Vaughn Floyd Bhandari
Donald Martin Alphin
Sarah Ann Smith DeFrieze
Betty Byron Smith Chandler
Billy David Floyd
David B. Floyd
Sara M. Floyd Laswell
John Cullom Floyd
Martha F. Floyd Oldacre
William Tillman Haynes
Earline Snell Thigpen
Jere Lee Alphin, Jr.
Judith Jean Smith
Martha E. Haynes McClendon
Steve R. Floyd
Martin E. Floyd
Marvin Grady Beesley
Robert Huffman Floyd
Margaret Floyd

BY: Margaret Floyd
MARGARET FLOYD,
Attorney-In-Fact under
recorded Power-of-Attorney

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public, in and for said State and County, MARGARET FLOYD, who represented that she signed this Warranty Deed as an individual owner and as Executrix and as Attorney-In-Fact for all of the other owners as set forth above, with whom I am personally acquainted and who acknowledged before me that she

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executed the foregoing instrument for the purposes contained therein and in the capacity as stated above.

WITNESS MY HAND AND NOTARIAL SEAL AT OFFICE THIS THE 11th DAY OF May, 1994.

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Wm J. Flippin
NOTARY PUBLIC

MY COMMISSION EXPIRES:
5/14/95

J. FLIPPIN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Property Owner: Leland Waller
6744 Quiet Lane
Brentwood, Tennessee 37027

Party responsible for payment of taxes:
same

State of Tennessee
County of Davidson

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred whichever is greater is $ 29,000.00, which amount is equal to or greater than the fair market value of the property transferred would command at a fair voluntary sale.

Leland Waller
Affiant

Subscribed and sworn to before me this the 11 day of May 1994

Wm J. Flippin

My Commission expires 5/14/95

J. FLIPPIN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

5046 05/11 01:01 03CHECK 124.00

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

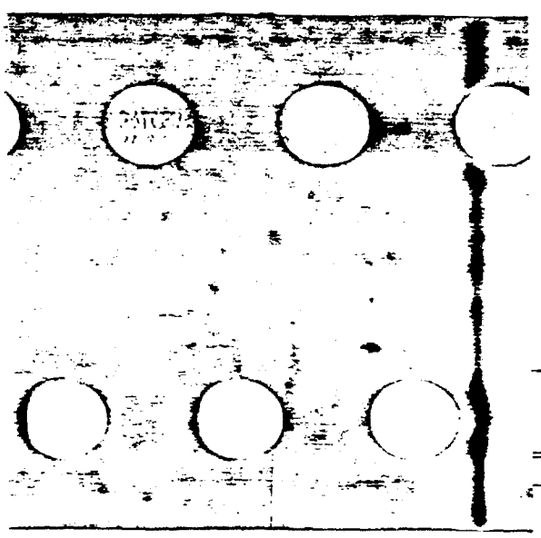
MAIL ENV.

94 MAY 11 PM 3:58
FELIX J. COLLINS REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

49130

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FLIPPIN, COLLINS,
HUEY & WEBB
1066 SOUTH MAIN STREET
POST OFFICE BOX 679
MILAN, TENNESSEE
38358-0679



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9342 PAGE 281

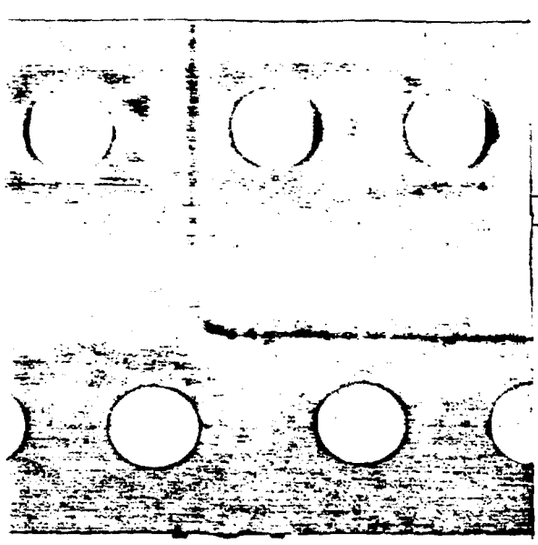
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	29000.00
CON TX	107.30
PRFEE	1.00
WDEED	16.00
TOTAL	124.30
CHECK	124.30

05/11/94 01 15:57 0001 5046

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



49130
IDENTIF. & REFERENCE

94 MAY 11 PM 3:58
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

No. 790089