PREPARED BY (AND RETURN TO):
**WILKINS & IVEY**, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) (Title No: 35374)
Dav. Co. File: Box 8

**State of Tennessee**
**County of Davidson**
The actual consideration or value, whichever is greater, for this transfer is: $ 247500.00

Affiant

Sworn and subscribed before me this
30th day of June, 1994.

Notary Public

My Comm. Expires: 01.04.96

| ADDRESS NEW OWNER: | RESPONSIBLE FOR PAYMENT OF TAXES: | MAP-PARCEL NUMBERS |
|---|---|---|
| Raymond A. Friedman<br>Jen-Jen Lin<br>337 Harpeth Ridge Dr.<br>Nashville, Tennessee 37221 | NationsBanc Mortgage Corporation<br>P. O. Box 353<br>Louisville, KY 40201-0358 | 143-6A-13 |

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **D. Martin Watterson and spouse, Linda Van Eldik,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Raymond A. Friedman and spouse, Jen-Jen Lin,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

**To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 13 on the plan of Harpeth Trace Estatees, Phase One, of record in Book 5200, Page 125, Register's Office for said County.

SAID Lot No. 13 fronts 65.7 feet on the easterlymargin of Harpeth Ridge Drive and extends back 130.0 feet on the northeasterly line and 114.40 feet on the southwesterly line to a broken line in the rear, measuring 70.0 feet thereon.

BEING the same property ocnveyed to D. Martin Watterson and wife Linda Van Eldik by Quitclaim Deed from Percy Wilkins, Jr., Trustee of record in Book 6560, Page 845, Register's Office for Davidson County, Tennessee.

SUBJECT to Covenants, Conditions and Restrictions contained in instrument of record in Book 5120, Page 208 and Book 5380, Page 357, said Register's Office.

This instrument is executed on behalf of D. Martin Watterson and Linda Van Eldik by Eve R. Stuart as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

671.79
IDENTIFICATION REFERENCE
94 JUL -5 AM 10: 15
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

**This is improved property, known as:** 337 Harpeth Ridge Dr., Nashville, Tennessee 37221

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

**GRANTOR FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 30th day of June, 1994.

D. Martin Watterson

**D. Martin Watterson, By: Eve R. Stuart, Atty-In-Fact**

Linda Van Eldik

**Linda Van Eldik, By: Eve R. Stuart, Atty-In-Fact**

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Eve R. Stuart**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **D. Martin Watterson and Linda Van Eldik**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 30th day of June, 1994.

Deborah H. Bennett
Notary Public

My Commission Expires: 9-24-94

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**EXHIBIT "A"**
**To**
**WARRANTY DEED**

**FROM: D. Martin Watterson and Linda Van Eldik**

**TO: Raymond A. Friedman and Jen-Jen Lin**

## A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Eve R. Stuart
**Eve R. Stuart, Affiant**

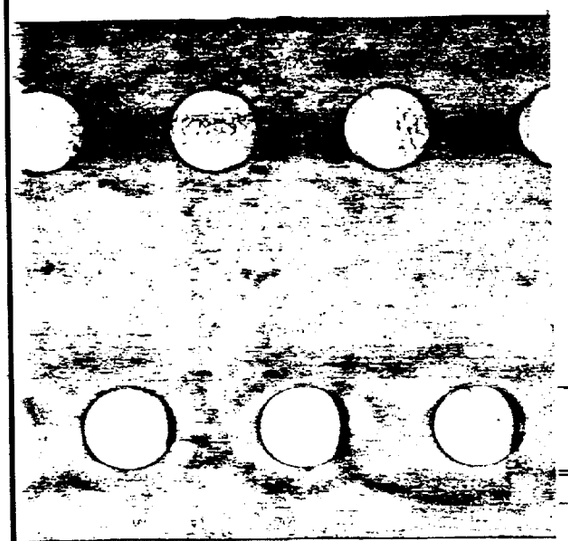
Sworn to and subscribed before me this

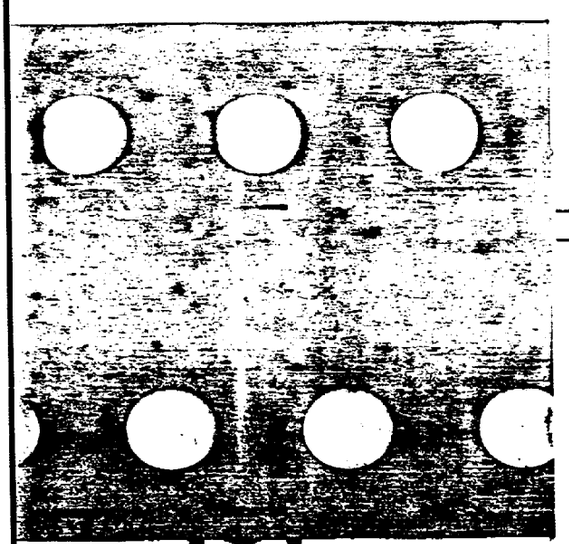
30th day of June, 1994.

Deborah H. Bennett
Notary Public

My Commission Expires: 9-24-94

3075 07/05 0101 03CHECK 924.75





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

RECEIVED OF _____

FOR _____

BOOK 9396 PAGE 964

| | | |
|---|---|---|
| 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 | 247500.00 |
| | | | CON TX | 915.75 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 924.75 |
| | | | CHECK | 924.75 |
| 07/05/94 | 01 | | 10:16 0001 | 3075 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

67479
IDENTIF. & REFERENCE

94 JUL -5 AM 10: 15
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

**No.** 809730