BOOK 9499 PG 127

BOX 2

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 128,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
18th DAY OF October 19 94

Notary Public

MY COMMISSION EXPIRES: 9/28/97
(AFFIX SEAL)

WANDA F. FAITS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires September 28, 1997

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Velma E. Watkins (NAME)	Crye-Leike Mortgage Company, (NAME)	151-1-A-61
3429 Bridgeton Cove (ADDRESS)	P.O. Box 17257 (ADDRESS)	2DX-08344
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Memphis, TN 38187-0257 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Eugene T. Collins, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Velma E. Watkins and husband, Kenneth T. Watkins

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, TN, BEING Lot No. 61 on the Plan of Chatham Pointe, of record in Book 6900, pages 444 thru 447, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being part of the property conveyed to Eugene T. Collins, by deed from Leader Enterprises, Inc., of record in Book 9234, Page 860, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1994 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 6900, pages 444-447; Declaration of covenants, conditions and estrictions of record in Book 7358, page 656, amended in Book 7538, page 792, Book 7599, page 812 and Book 8667, page 381; By-Laws in Book 8679, page 446; Deed conveying common area in Book 7683, page 718; Charter in Book 7597, page 977; Easement in Book 3891, page 476; Deed by Metropolitan Government of Nashville & Davidson County Dapartment of Water & Sewerage Services in Book 7748, page 440, Book 7748, page 444 and Book 7748, page 493; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3429 Bridgeton Cove, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 18th day of October 19 94

Eugene T. Collins

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eugene T. Collins, unmarried

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 18th day of October

Commission expires 9/28/97

Notary Public

NANDA F. FULTS
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE
My Commission Expires September 28, 1997

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19____ .

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Eugene T. Collins

TO

Velma E. Watkins and husband,
Kenneth T. Watkins

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

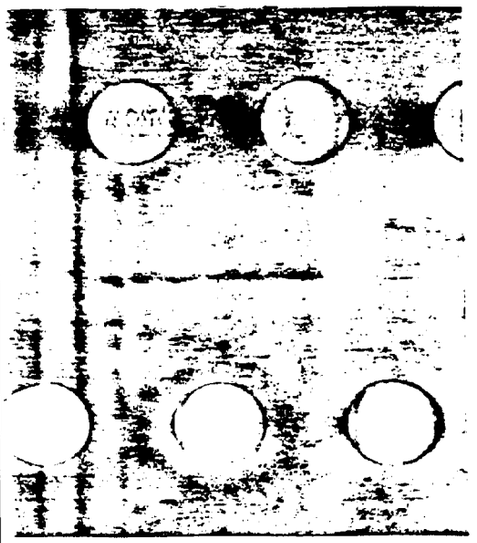
FILED FOR RECORD
DAVIDSON COUNTY, TN.
94 OCT 21 AM 10:42

IDENTIF. & REFERENCE

01847

0340 10/21 0101 03CHECK

485.93





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

RECEIVED OF _____

FOR _____

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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 128900.00
MOR TX 476.93
ERR CO
MOR TX 476.93-
CON TX 476.93
PRFEE 1.00
WDEED 8.00
TOTAL 485.93
CHECK 485.93

10/21/94 01 10:42 0001 0340

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01847
IDENTIF. ⇢ REFERENCE

94 OCT 21 AM 10:42
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 846504