141

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 3,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
19th DAY OF May 19 95

Notary Public

MY COMMISSION EXPIRES: 7/24/98
(AFFIX SEAL)

JOHN T. COOK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ADEX, LLC	"NEW OWNER"	Lot 342 083-14-0, #293
(NAME)	(NAME)	Part of Lot 341 083-14-0, #294
2919 BERRY HILL DRIVE		
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37204		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, LELAND D. WATTS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ADEX, LLC, a Tennessee Limited Liability Company

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, Tennessee, being Lot. No. 342 and the westerly 1/2 of Lot No. 341 on the plan of Edgefield Land Company's Second Subdivision, of record in Book 57, Page 152, Register's Office for Davidson County, Tennessee.

Said Lot No. 342 and the westerly part of Lot No. 341 together fronts 82.5 feet on the southerly margin of Boscobel Street (formerly Rothchild Street) and extends back between parallel lines 122 feet, more or less to an alley.

BEING the same property conveyed to Leland D. Watts, by Deed from Hal E. Wilson, of record in Book 8622, Page 729, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Winnifred A. Watts, spouse of Leland D. Watts, joins in this conveyance to disclaim any marital rights that she may have in the property.

This document is being executed pursuant to a Power of Attorney recorded in Book 7045, Page 561, Register's Office for Davidson County, Tennessee.

unimproved (X)
This is improved ( ) property, known as 1618 & 1620 BOSCOBEL STREET, NASHVILLE, TN 37206
(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 19th day of May 19 95

LELAND D. WATTS

WINNIFRED A. WATTS
BY: Winnifred A. Watts by
LELAND D. WATTS, ATTORNEY-IN-FACT
Leland D. Watts Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9677 PG 369

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LELAND D. WATTS

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 NASHVILLE, Tennessee, this 19th day of May 19 95.

Commission expires 7/24/97

JOHN T. COOK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

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, a 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

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named Leland D. Watts, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Attorney-in-Fact for Winnifred A. Watts, he as such Attorney-in-Fact executed the foregoing instrument on behalf of and as the personal act and deed of the said Winnifred A. Watts for the purpose therein contained, by signing the name of Winnifred A. Watts, himself as Attorney-in-Fact.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of May, 1995.

JOHN T. COOK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission Expires: 7/24/97

IDENTIF. & REFERENCE

0062632

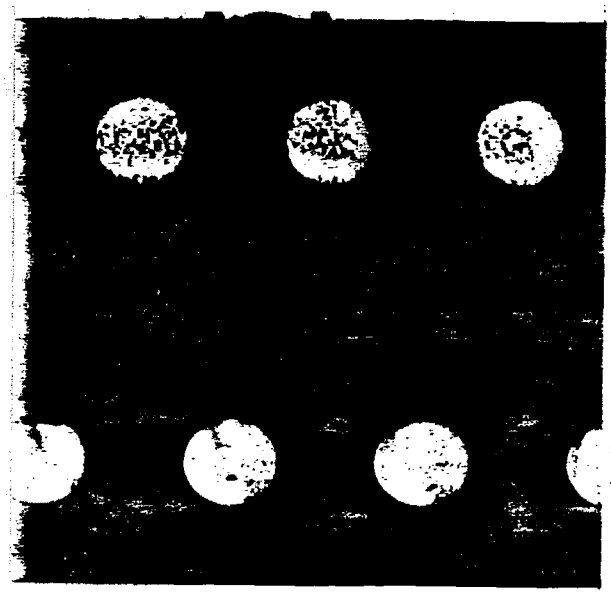
95 MAY 22 AM 9:42

FELIX E. ELLISWORTH REGISTER
DAVIDSON COUNTY, TN.

3087 05/22 0101 03CHECK

21.95

TN01W



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

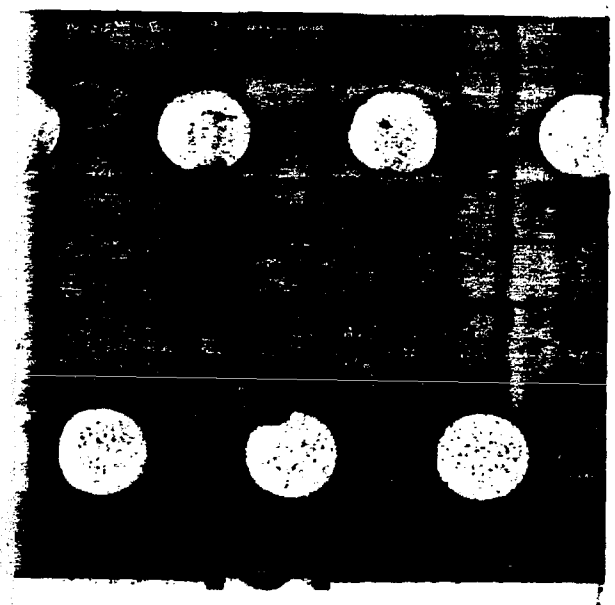
RECEIVED OF _____

FOR _____

BOOK 9677 PG 370

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	3500.00
CON TX	12.95
PRFEE	1.00
WDEED	8.00
TOTAL	21.95
CHECK	21.95

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/22/95 01 09:45 0001 3087

0062632
IDENTIF. ↑ REFERENCE

95 MAY 22 AM 9:42

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.912431