Box 50-B

THIS INSTRUMENT WAS PREPARED BY Stokes & Bartholomew 3310 West End Avenue, Suite 410 Nashville, Tennessee 37203 BOOK 10091 PG 211	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 129,900.00 Howard E. Watson Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF June 19 96 Notary Public MY COMMISSION EXPIRES Nov 20, 1996 (AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Howard E. Watson (NAME)	Southeastern Mortgage of (NAME)	150-8-135
3637 Huntingboro Trail (ADDRESS)	565 Marriott Drive, Suite 250 (ADDRESS)	
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37214-5104 (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, Douglas C. Eaton and wife, Elizabeth L. Eaton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Howard E. Watson and wife, Ruth P. Watson

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. 447 on the Plan of Phase I, Somerset formerly Towne Village of The Country, Section Six, of record in Plat Book 6900, page 691, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

BEING the same property conveyed to Douglas C. Eaton and wife, Elizabeth L. Eaton by deed from Phillips Builders, Inc., of record in Book 7883, page 746, Register's Office for Davidson County, Tennessee.

0194304

IDENTIFICATION REFERENCE

95 JUN 19 AM 9:42

FELIX A. ... REGISTER
DAVIDSON CO. TENN.

unimproved ( )
This is improved (X) property, known as 3637 Huntingboro Trail, Antioch, Tennessee 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 our hand s this 17th day of June 19 96

Douglas C. Eaton

Douglas C. Eaton

Elizabeth L. Eaton

Elizabeth L. Eaton

Book 10091 Pg 212

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 Douglas C. Eaton and wife, Elizabeth L. Eaton

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 17th day of June 19 96.

Commission expires Nov 29, 1996

R. L. MOORE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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, 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 _____.

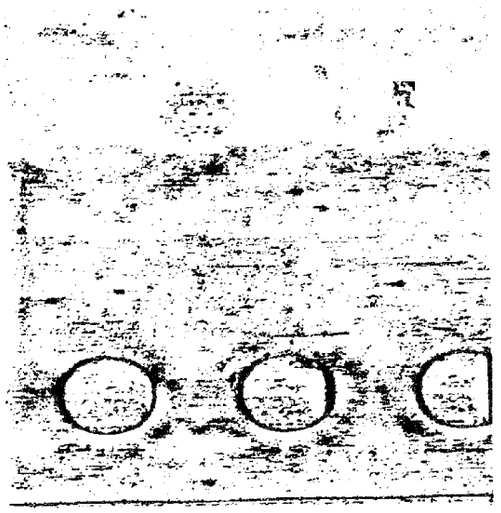
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

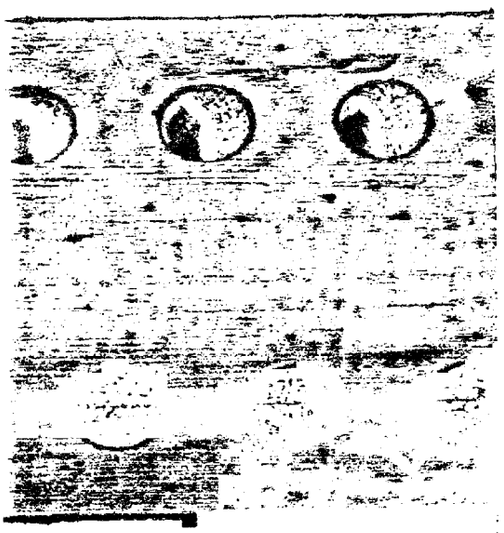
My commission expires _____

Notary Public

5179 06/19 0101 03CHECK

489.63





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

RECEIVED OF _____

FOR _____

BOOK 10091 PG 213

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 129900.00
				CON TX 480.63
				PRFEE 1.00
				WDEED 8.00
				TOTAL 489.63
				CHECK 489.63
06/19/96	01			09:43 0001 5199

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0194304
IDENTIFICATION REFERENCE

96 JUN 19 AM 9:42

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TN.

No. 1052999