WARRANTY DEED

First Title & Escrow Co., Inc.
Box #9B

BOOK 10235 PG 721

#14214

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 205,000.00

Stephen Mark Watson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF October 19 96

Notary Public

MY COMMISSION EXPIRES: 9/23/2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 5211 Maryland Way, Suite 1060, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen Mark Watson (NAME)	(NEW OWNER) (NAME)	MAP 155-8-C
6649 Autumnwood Drive (ADDRESS)	(ADDRESS)	PARCEL 23
Nashville, Tennessee 37221 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	FB 9D80269

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, William C. Demetree, a married person and Lee Chira, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephen Mark Watson and wife, Sally A. 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. 23 on the Plan of Phase 2, Poplar Creek Estates, as of record in Plat Book 6900, Pages 339 thru 347, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to William C. Demetree and Lee Chira by quitclaim deed from Lee Chira, Trustee of record in Book 9742, Page 524, said Register's Office.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

Upon oath, William C. Demetree and Lee Chira warrant, covenant and certify that the subject property is not their homestead as defined by Statute.

Linda J. Knudsen executes this instrument by the power vested her in those certain powers of attorney of record in Book 8813, Page 433, Book 8813, Page 432 and Book 9436, Page 860, said Register's Office.

unimproved ( )
This is improved (X) property, known as 6649 Autumnwood Drive, Nashville, Tennessee 37221
(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 18th day of October 19 96

William C. Demetree by Linda J. Knudsen Attorney in Fact
William C. Demetree

Lee Chira by Linda J. Knudsen Attorney in Fact
Lee Chira

BOOK 10235 PG 722

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____

_____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____ _____

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

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 Linda J. Knudsen, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of William C. Demetree and Lee Chira, and acknowledged that he/she executed the same by Power of Attorney, as the free act and deed of said William C. Demetree and Lee Chira. WITNESS my hand and official seal at Brentwood, Tennessee, October 18, 1996.

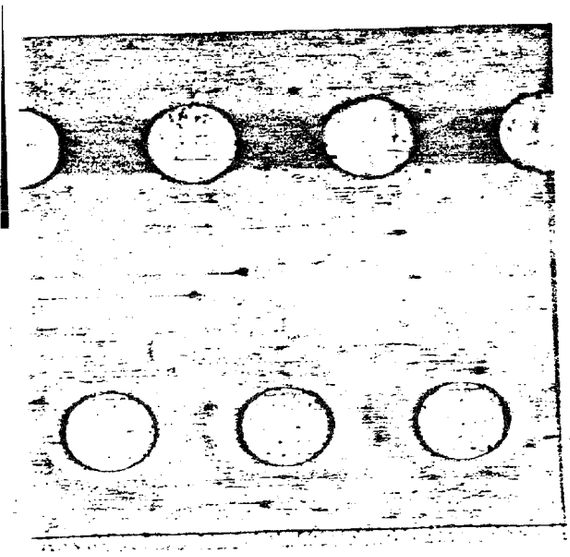
Notary Public

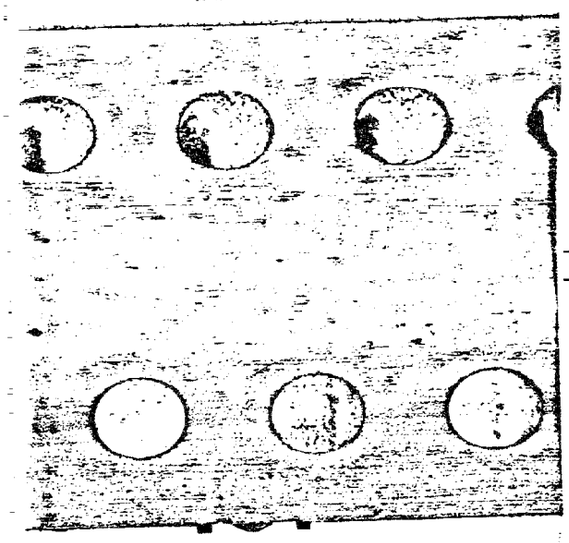
My Commission Expires: 9/23/2000

0239469
IDENTIF. & REFERENCE

96 OCT 24 AM 10:12
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

3651 10/24 0101 03CHECK 767.50





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

RECEIVED OF _____

FOR _____

BOOK 11235 PG 723

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
			CAM:	
				205000.00
			CON TX	758.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	767.50
			CHECK	767.50

10/24/96 01 10:13 0001 3651

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0239469 IDENTIF. # REFERENCE

96 OCT 24 AM 10:12

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

№ 1080628

No. [redacted]