This Warranty Deed is being re-recorded to add Exhibit A, which was omitted in error at the time of the initial recording.

268

RE-RECORD BOOK 10430 PG 438

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Leland D. Watts and wife, Winnifred A. Watts 6744 Quiet Lane Brentwood, TN 37027	NEW OWNER	Tract I: Map 105-16-0 Parcel 229.00 Tract II: Map 071-08-0 Parcel 288.00

This instrument prepared by: Robert J. Notestine III, Attorney
104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

BOOK 10412 PG 53

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, R. Scott Tutt (The "Grantor") have bargained and sold, and by these presents do transfer and convey unto Leland D. Watts and wife, Winnifred A. Watts (The "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Please see attached Exhibit "A" for legal description.

Being the same property conveyed to R. Scott Tutt by Warranty Deed from Norma L. White, a widow of record in Book 8136, Page 220, Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1997 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 2173 Carson Street, Nashville, Tennessee 37211 and 403 East Trinity Lane, Nashville, Tennessee 37207.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $68,000.00.

Affiant

Subscribed and sworn to before me this 4th day of April, 1997.

Notary Public

My Commission Expires 1-24-98

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

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 4th day of April, 1997.

RE-RECORD

BOOK 10430 PG 439

R. Scott Tutt

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 R. Scott Tutt, 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 4th day of April, 1997.

Notary Public

My Commission Expires: 1-24-97

0298406
IDENTIF. A REFERENCE
RE-RECO
97 APR 28 AM 10:13
FELIX Z. HILSON II REGISTER
DAVIDSON COUNTY, TN.

3621 04/28 0101 03CHECK 12.00

7762 04/09 0101 03CHECK 260.00

0299209
IDENTIF. A REFERENCE

RE-RECORD

EXHIBIT A

BOOK 10430 PG 440

Tract I: 2173 Carson Street

Being Lot No. 9 on the Plan of South Highland Subdivision of record in Book 421, page 106, Register's Office for Davidson County, Tennessee.

Said Lot No. 9 fronts 51 feet 4 inches on the easterly side of Nolensville Pike and runs back 128 feet on the northerly line and 141 feet on the southerly line to the westerly margin of Carson Street and shows 50 feet on said street, including but excluding, however that land to the State of Tennessee of record in Book 2021, page 470, said Register's Office, for widening State Highway No. 11.

Tract II: 430 East Trinity Lane

Being Lot No. 91 and the easterly half of Lot No. 92 on the Plan of Joywood, of record in Book 974, page 45, Register's Office for Davidson County, Tennessee.

Said Lot No. 91 and part of Lot No. 92 front together 75 feet on the southerly side of Trinity Lane and run back 177.55 feet on the easterly line and 177 feet, more or less, on the westerly line to a dead line, measuring 75 feet thereon.

Included in the above description but expressly excluded therefrom is the following:

Land in Davidson County, Tennessee, being a part of Lot No. 91 and the easterly half of Lot No. 92 on the Plan of Joywood, as of record in Book 974, Page 45, Register's Office for said County.

Beginning at a point, being the northeastern corner of property belonging to E. J. White, et us, said point being common to Parcel 289 on Map 71-8, as recorded in Book 5619, Page 019 of the R.O.D.C., Tennessee; thence westerly along the existing southern right-of-way line of East Trinity Lane, bearing N 84 degrees 01' 26: W, 75 feet, more or less, to a point on the common property line of Parcels 288 and 287 on Map 71-8; thence along said property line, bearing S 3 degrees 26' 34" W. 5 feet, more or less, to a point; thence in a straight line, bearing S 84 degrees 01' 26" E, 75 feet, more or less, to a point on the common property line of Parcels 288 and 289 on Map 71-8; thence along said property line, bearing N 3 Degrees 26' 34" E, 5 feet, more or less, to the point of beginning and containing therein an area of 375 square feet, more or less.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED