BOOK 10628 PG 755

97 OCT -1 PM 12:21

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

0354272

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (sk) Title No: 39120
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Timothy M. Watts Lisa L. Watts 6229 Willow Oak Drive Nashville, TN 37221	CRS Financial Services, Inc. 744 West Lancaster Ave Wayne, PA 19087

TAX MAP-PARCEL NUMBERS: 155-8-B-36

4793 10/01 0101 03CHECK 652.80

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 174,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **David A. Dlugopolski and spouse, Kathryn M. Dlugopolski,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Timothy M. Watts and spouse, Lisa L. Watts,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 36 on the Plan of Phase One South Colony of Riverbend of record in Book 6900, Page 271, Register's Office for said County.

SAID Lot No. 36 fronts 82.0 feet on the westerly margin of Willow Oak Drive and extends back 91.64 feet on e northerly line and 121.06 feet on the south line to broken line in the rear, measuring 89.82 feet thereon.

BEING the same property conveyed to David A. Dlugopolski and spouse, Kathryn M. Dlugopolski by deed from Bruce D. Withers and spouse, Pamela G. Withers of record in Book 9931, Page 344, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 5349, Page 921, Book 6474, Page 354, Book 7199, Page 119, Book 7781, Page 645, Book 6486, Page 588, Book 9792, Page 20, and Book 9792, Page 24, said Register's Office, and to the matters set forth in the referenced Plan of record.

This is improved property, known as: 6229 Willow Oak Drive, Nashville, TN 37221

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

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 25th day of September, 1997.

David A. Dlugopolski **Kathryn M. Dlugopolski**

State of Tennessee
County of Davidson

On this 25th day of September, 1997, before me the undersigned authority, personally appeared **David A. Dlugopolski** and **Kathryn M. Dlugopolski**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 174,000.00

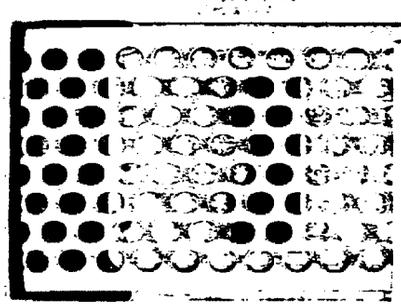
Affiant

Sworn and subscribed before me on the 25th day of September, 1997.

Notary Public

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000



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

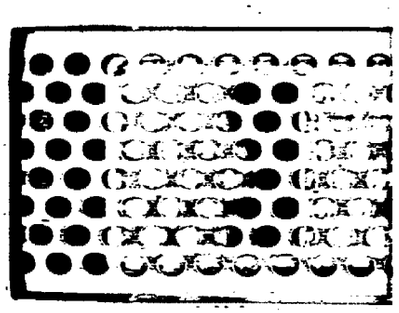
RECEIVED OF _____

FOR _____

BOOK 10628 PG 757

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	
				174000.00
			CON TX	643.80
			PRFEE	1.00
			WDEED	8.00
			TOTAL	652.80
			CHECK	652.80
10/01/97	01	12:23	0001	4793



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0354272
IDENTIF. # REFERENCE

97 OCT -1 PM 12:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1204148