BOOK 10853 PG 35

Mail

This Instrument Prepared By:
FRANK C. INGRAHAM, ESQ.
2100 Parkway Towers
Nashville, Tennessee 37219

Address New Owner:	Send Tax Bills To:	Map-Parcel No.
WILLIAM T. WATKINS, SR. and JEAN W. WATKINS, Trustees WATKINS LIVING TRUST 931 Neuhoff Lane Nashville, Tennessee 37205	Same	Map 129.11 Parcel 29

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A.§67-4-409(3)(F).

William T. Watkins Sr.
AFFIANT

Sworn to and subscribed before me this 16th day of March, 1998.

Notary Public
My Commission Expires: 7/27/00

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, WILLIAM T. WATKINS, SR. and wife, JEAN W. WATKINS, have this date bargained and sold, and do hereby transfer and convey unto the said WILLIAM T. WATKINS, SR., and JEAN W. WATKINS, Trustees, or their successors in trust, under the revocable WATKINS LIVING TRUST, dated MAR 16 1998, and any amendments thereto, certain real estate in Davidson County, Tennessee, more particularly described as follows:

BEING Lot No. 174 on the Plan of Section 1, Warner Park Valley, of record in Book 3600, Pages 12, 13 & 14, Register's Office for said County.

SAID Lot No. 174 fronts 100 feet on the westerly side of Neuhoff Lane and runs back between parallel lines 150 feet to a dead line.

BEING the same property conveyed by Murphree Realty Company to William T. Watkins and wife, Jean W. Watkins, by deed of record in Book 3863, Page 478, Register's Office for said County.

This conveyance is subject to all covenants, restrictions, encumbrances and liens of record.

( ) unimproved
This (X) improved property is commonly known as:

931 Neuhoff Lane, Nashville, Tennessee 37205

98 MAR 25 PM 1:27
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE
041646 2

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors, heirs and assigns forever, we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

Whenever 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 HANDS, this 16th day of March, 1998.

William T. Watkins Sr
WILLIAM T. WATKINS, SR.

Jean W. Watkins
JEAN W. WATKINS

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 WILLIAM T. WATKINS, SR. and JEAN W. WATKINS, with whom I am personally acquainted, who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 16th day of March, 1998.

Connie J. Gordon
NOTARY PUBLIC

My Commission Expires: 7/22/00

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

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