BOOK 10982 PAGE 630

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 60,000.00

Affiant

Subscribed and sworn to before me, this 11th day of June 1998

Notary Public

My Commission Expires: 9-24-2001

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
ELLIOTT C. MEDLIN 1109 Douglas Avenue Nashville, Tennessee 37207	SAME	MAP 72-13 PARCEL 412

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY THOUSAND AND NO/100---------- ($ 60,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, DAVID WATKINS, SR. AND WIFE, GENEVA M. WATKINS hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto ELLIOTT C. MEDLIN AND WIFE, NANCY A. MEDLIN 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:

BEING the easterly half of Lot No. 2 on the Plan of Sharpe and Horn's Fourth Addition to Nashville, as of record in Book 161, page 172, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 2 fronts 50.0 feet on the northerly side of Douglas Avenue, formerly Hinton Street, and runs back between parallel lines 170.0 feet to an alley.

BEING the same property conveyed to David Watkins, Sr. and wife, Geneva M. Watkins, by deed from David C. Watkins, Jr. and wife, Karen R. Watkins, of record in Book 6470, page 667, Register's Office for Davidson County, Tennessee.

IDENTIF. ↑ REFERENCE 0452260

98 JUN 18 PM 12:37 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN.

This is improved property known as 1109 Douglas Avenue, Nashville, Tennessee 37207

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.

GRANTORs COVENANT___ with the said GRANTEEs that they are lawfully seized and possessed of said land in fee simple, have good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Sharpe and Horn's Fourth Addition to Nashville of record in Book 161, page 172, Register's Office for Davidson County, Tennessee.

GRANTOR s FURTHER COVENANT and bind themselves, their heirs and representatives to warrant and forever defend the title to the said GRANTEE s, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 11th day of June, 19 98.

David Watkins Sr.
DAVID WATKINS, SR.

Geneva M. Watkins
GENEVA M. WATKINS

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

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 DAVID WATKINS, SR. AND WIFE, GENEVA M. WATKINS, 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 this 11th day of June, 19 98.

My Commission Expires: September 29, 2001

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

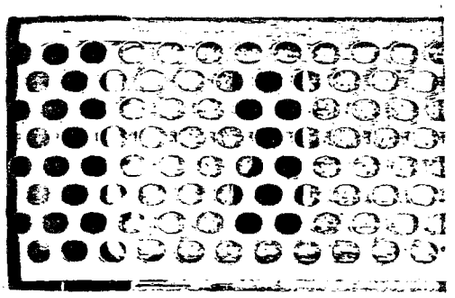
Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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 this _____ day of _____, 19 ____.

My Commission Expires: _____

Notary Public

2642 06/18 0101 03CHECK 231.00



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

RECEIVED OF _____

FOR _____

BOOK 10982 PG 632

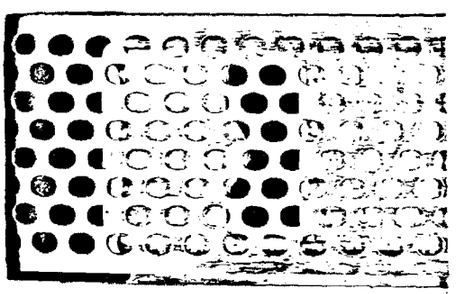
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 60000.00
CON TX 222.00
PRFEE 1.00
WDEED 8.00
TOTAL 231.00
CHECK 231.00

06/18/98 01 12:37 0001 2642

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0452260
IDENTIF. A REFERENCE

98 JUN 18 PM 12:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1308483