BOOK 11220 PAGE 739

Address New Owner:	Send Tax Bills to:	Map and Parcel Nos.
Leland D. Watts **2819 Gallatin Rd.** **Nashville, TN 37216**	Same as New Owner	Map 60-1-149

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, **ASSOCIATES HOME EQUITY SERVICES** ("Grantor"), has bargained and sold, and hereby transfers and conveys to **LELAND D. WATTS** ("Grantee"), his successors, heirs and assigns, certain land in **DAVIDSON** County, Tennessee, being more particularly described in Exhibit "A" attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the property with all appurtenances, estate, title and interest thereto belonging to Grantee, his successors, heirs, and assigns forever.

This conveyance of the Property and all covenants and warranties contained herein, are made expressly subject to the following:

All matters as set forth on the Plan of Golden Valley, Section 1, as of record in Plat Book 4175, Page 142, Register's Office for Davidson County, Tennessee and Restrictive Covenants of record in Book 4447, Page 108 and Book 4447, Page 594, Register's Office for said County.

Grantor covenants with Grantee that the Property is free from all encumbrances made by Grantor, except as may be set forth herein.

Grantor further covenants to warrant and forever defend title to the Property to Grantee, his successors, heirs, and assigns against the lawful claims of all persons claiming by, through, or under Grantor.

Executed this the 20th day of November, 1998.

ASSOCIATES HOME EQUITY SERVICES

By: M E Pearcy

TITLE M E Pearcy, Vice President

Attest: Barbara M Yunker

Barbara M Yunker

TITLE Assistant Secretary

0516920
IDENTIF. ↑ REFERENCE

98 NOV 25 AM 9:44
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

SEE NEXT PAGE FOR NOTARY ACKNOWLEDGEMENTS

STATE OF TEXAS
COUNTY OF DALLAS

BOOK 11220 PAGE 740

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared M E Pearcy and Barbara M Yunker with whom I am personally acquainted and who upon their (his, her, their) oath(s) acknowledged themselves (himself, herself, themselves) to be the Vice President and Assistant Secretary respectively of the Associates Home Equity Services, the within named bargainor, a corporation, and that M E Pearcy as such Vice President and Barbara M Yunker as such Assistant Secretary being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said M E Pearcy as such Vice President and attesting the same by the said Barbara M Yunker as such Assistant Secretary.

Witness my hand and official seal at office at Irving, Texas on this the 20th day of November, 1998.

Notary Public

My Commission Expires:

B. H. FULCHER
MY COMMISSION EXPIRES
September 29, 2002

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $35,000.00

Affiant

Subscribed and sworn to before me this 23rd day of November, 1998.

Notary Public

My Commission Expires: 3-23-2002

ROBERT L. SANDERS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 23, 2002

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY
ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE & CLOSING COMPANY
223 MADISON STREET, S. 102
MADISON, TN 37115

1674 11/25 0101 03CHECK 144.50

EXHIBIT "A"

LAND in DAVIDSON County, Tennessee, being Lot No. 127, on the Plan of Golden Valley, Section 1, as of record in Book 4175, Page 142, Register's Office for Davidson County, Tennessee to which plat reference is here made for a complete description thereof.

BEING the same property conveyed to Associates Home Equity Services by Trustee's Deed of record in Book 11165, Page 892, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 3145 Greggwood Drive, Nashville, TN 37207.

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

RECEIVED OF _____

FOR _____

BOOK 11220 PAGE 742

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 35000.00
CON TX 129.50
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 144.50
CHECK 144.50

11/25/98 01 09:44 0001 1674

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0516920
IDENTIF. ↑ REFERENCE

98 NOV 25 AM 9:44
CILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1376715