BOOK 11528 PG. 467

STATE OF TENNESSEE

COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $64,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF June, 1999

Notary Public

MY COMMISSION EXPIRES

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:
Janice A. Watson, a single woman
(NAME)

112 Elberta Street
(STREET ADDRESS OR ROUTE NUMBER)

Nashville, Tennessee 37210
(CITY) (STATE) (P.O. ZIP)

SEND TAX BILLS TO:
Union Planters Bank, National Assoc.
(NAME)

100 West Front Street
(STREET ADDRESS)

Hattiesburg, MS 39403
(CITY)(STATE) (ZIP)

MAP-PARCEL NUMBER
119-5.233

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Amy L. Stewart, a single woman, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Janice A. Watson, a single woman, 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:

LAND in Davidson County, Tennessee, being the easterly 60 feet of the southerly 156.5 feet of Lot No. 186, on the plan of the Resubdivision of Lots No. 3 and 4, and Part of Lots 5 and 6 in Cumberland Nurseries, as shown on plat of record in Plat Book 332, Page 148, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

SAID part of lot fronts 60 feet on the northerly side of Elberta Street and runs back between parallel lines, along the West margin of the first alley East of Foster Avenue, 155.6 feet to a dead line.

Being the same property conveyed to Amy L. Stewart, a single woman , by Deed of Record in Book 9656, Page 430, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.
The above legal description is the same as that contained in the previous deed of record.

unimproved ( )
This is improved (XX) property, known as 112 Elberta Street, Nashville, TN 37210.

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, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. 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 my/our hand(s) this 10th day of June, 1999.

Amy L. Stewart
Amy L. Stewart

STATE OF TENNESSEE

COUNTY OF Davidson }

BOOK 11528 PG. 468

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named Amy L. Stewart, a single woman the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal, this 10th day of June, 1999.

Commission expires PAULA L. ALBRIGHT
Notary Public - State of Florida
My Commission Expires Aug 21 2002
Commission # CC769616

Carole L. Albright
Notary Public

STATE OF TENNESSEE

COUNTY OF Davidson }

Before me, the undersigned , a Notary Public within and for the State and County aforesaid, personally appeared Amy L. Stewart, a single woman and _____ with whom I am personally acquainted and who upon (his/their several oaths) acknowledged (himself/themselves) to be the _____ _____ and _____ respectively of the _____ _____ the within named bargainor, a corporation, and that (he/they) as such _____ _____ and _____ , being authorized so to do, executed 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 at office on this the 10th day of June, 1999.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____ _____, attorney-in-fact for _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the attorney-in-fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 10th day of June, 1999.

My Commission Expires:_____

_____
Notary Public

0599993

RECEIVED FOR REFERENCE

99 JUN 15 AM 10:50

ALL TAXES PAID
REGISTER
DAVIDSON COUNTY, TN.

247.00 MORTGAGE TAX 0.00 TRANSFER TAX 5565

Prepared by &
Return to

Brian L. Smith & Associates
P.O. Box 663
Gallatin, TN 37066
(615) 452-5282

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

BOOK 11528 PG. 469

CAMT	64000.00
CON TX	236.80
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	247.80
CHECK	247.80

06/15/99 01 10:53 0001 9955

99 JUN 15 AM 10:50
BILL GARRETT
REGISTER
DAVIDSON CO. TN.

0599693

INSTRUMENT NUMBER REFERENCE

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1474369