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WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER FOR THIS TRANSFER IS $ 88,500.00

Patricia M. Casselberry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
1st DAY OF July 19 99

TONI J. EASON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TN

Notary Public

MY COMMISSION EXPIRES January 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
MADISON TITLE COMPANY, 101 SHEPHERD HILLS DRIVE, MADISON, TENNESSEE 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PATRICIA M. CASSELBERRY	FRANKLIN AMERICAN MORTGAGE	MAP 44-15
(NAME)	(NAME)	
710 JONES STREET	501 CORPORATE CENTRE DR. STE 400	PARCEL 66
(ADDRESS)	(ADDRESS)	
OLD HICKORY, TENNESSEE 37138	FRANKLIN, TENNESSEE 37067	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, CLINT E. WATTS AND DAVID E. WATTS AND CHARLES O. WATTS, HEIRS OF LORENA TYREE WATTS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PATRICIA M. CASSELBERRY, UNMARRIED

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 the Fourth Civil District of Davidson County, Tennessee, being Lot No. 38, Section A, Village of Old Hickory, as shown on the plan recorded July 16, 1948, in Book 1424, page 68, Register's Office for Davidson County, Tennessee, located on the northwest corner of the intersection of Jones and Eighth Streets.

Being the same property conveyed to Charles E. Watts and Lorena T. Watts, his wife, by deed of record in Book 2022, page 224, Register's Office for Davidson County, Tennessee. The said Charles E. Watts and Lorena T. Watts having since died and title being vested in Clint E. Watts, David E. Watts and Charles O. Watts their sole surviving heirs at law.

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unimproved ( )
This is improved (X) property, known as 710 JONES STREET, OLD HICKORY, TENNESSEE 37138
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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. Wherever 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 hand s this 1st day of July 19 99

Clint E. Watts by Charles O. Watts ATTY IN FACT — Charles O. Watts

CLINT E. WATTS — CHARLES O. WATTS

David E. Watts

DAVID E. WATTS

$38.45

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 CLINT E. WATTS AND DAVID E. WATTS AND CHARLES O. WATTS, HEIRS OF LORENA TYREE WATTS, Clint E. Watts by Charles O. Watts, Attorney in fact, the bargainor 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 at MADISON, Tennessee, this 1st day of July, 19 99.

Commission expires January 27, 2001

Notary Public

STATE OF TENNESSEE
COUNTY OF

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(s) 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 at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

_____
Notary Public

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

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IDENTIF. & REFERENCE

99 JUL 21 AM 10:22

CANT 88500.00
CON TX 327.45
MTGE 1.00
MUTED 8.00
CFEE 2.00
TOTAL 338.45
CHECK 338.45

07/21/99 01 10:25 0001 5213

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1493517