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Davidson County DEEDWARR
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Fees:11.00 Taxes:172.05
20010406-0034082

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $46,500.00.

Val M. Watson
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 20th day of March, 2001.

Notary Public

My Commission Expires: 11/18/01

NOTARY PUBLIC AT LARGE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Patti W. Watson and Val Marie Watson
1072 Trinity Lane East
Nashville, Tennessee 37216

SEND TAX BILLS TO:
NEW OWNER
9102 Concord Rd.
Brentwood, TN 37027

MAP-PARCEL NUMBERS:
Map 072-06-0- Parcels 223, 225, 226

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Sara E. Cathy and Kimberly Liles Hankens** hereinafter referred to as Grantors, hereby transfers and conveys to **Patti W. Watson, a married woman, and Val Marie Watson, a single woman** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Being Lot No. 12 and the southerly parts of Lots Nos. 13 and 14 on the Plan of E.T. Brown's Subdivision of the J.B. King Land, as of record in Book 332, Page 69, Register's Office for said County, described as follows:

Beginning on the southerly margin of Trinity Lane at the corner of Lots Nos. 11 and 12; thence with the southerly margin of said Lane westwardly 50 feet to the corner of Lots Nos. 12 and 13; thence with the line between said two lots, southerly 200 feet; thence westwardly and parallel with the southerly margin of Trinity Lane 100 feet to the dividing line between Lots 14 and 15; thence with said dividing line southwardly 160.5 feet; thence eastwardly 150.9 feet to the corner of Lots Nos. 11 and 12; thence with the line between said two lots, northwardly 379 feet to the beginning.

Being the same property conveyed to Bobby R. Liles and Sara E. Cathy, both unmarried by Installment Deed from E. Vernon Grizzle aka Vernon E. Grizzle and wife, Bessie O. Grizzle of record in Book 9503, Page 473, said Register' s Office for Davidson County, Tennessee. Said property having since been conveyed unto Sara E. Cathy and Kimberly Liles Hankens by Quitclaim Deed being recorded immediately prior to the recording hereof.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2001, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 332, Page 69, Register's Office for Davidson County, Tennessee.

Easement for sewer of record in Book 4243, Page 925, said Register's Office.

All other easements and restrictions of record in said Register's Office.

County and/or City taxes for the year 2001 are a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 1072 Trinity Lane East, Nashville, Tennessee 37216.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 my hand this 20th day of March, 2001.

Sara E. Cathy

Sara E. Cathy

Kimberly Liles Hankens

Kimberly Liles Hankens

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sara E. Cathy and Kimberly Liles Hankens, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of March, 2001.

Notary Public

NOTARY PUBLIC AT LARGE

11/18/01

My Commission Expires

02936-BP