Davidson County DEEDWARR
Recvd: 05/10/01 10:33 2pgs
Fees:11.00 Taxes:70.30
20010510-0048581

FILE BOX 45

This Instrument Prepared by:
Wilson & Weiss Title Associates
7100 Executive Center Drive, Suite 150
Brentwood TN 37027
F-0226

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged by the Grantor, Bank Atlantic, said Grantor does hereby bargain, sell, transfer and convey unto Leland D. Watts and his/her heirs or assigns, subject to covenants and restrictions of record and matters an accurate survey would reveal, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Unit G-17 of Barcelona Condominium created under Title 66, Chapter 27, Sections 101 et seq., as amended, Tennessee Code Annotated as established by a Master Deed, of record in Book 6400, Page 801, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of Barcelona Condominium of record in Book 6400, Page 839, said Register's Office for a more complete identification and description of such Unit.

Being that same property conveyed to Bank Atlantic by Substitute Trustee's Deed of record in Instrument No. 20010306-0021128, said Registers' Office.

Commonly known as 270 Tampa Drive, Unit G-17, Nashville, Tennessee 37211

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenance, estate, title and interest thereto belonging, unto said Grantee, Leland D. Watts and his/her assigns, forever.

Grantee, Leland D. Watts, whose address is 2819 Gallatin Rd, Nashville, TN 37216, is responsible for the payment of real property taxes on subject property.

Said Bank Atlantic, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said Bank Atlantic has executed this deed and affixed its corporate seal by Richard F. Lang, its Sr. Vice-President this 5th day of May, 2001.

Bank Atlantic

BY: _____
Richard F. Lang
Title: Senior Vice-President

BANK ATLANTIC CORPORATE SEAL 1952 A FEDERAL

STATE OF Florida

COUNTY OF Broward

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Richard F. Lang with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath(s) acknowledged himself to be the Sr. Vice-President of Bank Atlantic the within named bargainor, a corporation, and that he as such person, 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 _____.

Witness my hand and official seal at office this 5th day of May, 2001.

My Commission Expires: _____

Elizabeth Brown
MY COMMISSION # CC891216 EXPIRES
November 29, 2003
BONDED THRU TROY FAIN INSURANCE, INC.

Notary Public: Elizabeth Brown

Elizabeth Brown
MY COMMISSION # CC891216 EXPIRES
November 29, 2003
BONDED THRU TROY FAIN INSURANCE, INC.

The actual consideration or value whichever is greater, for this transfer is $19,000.00

Melinda Versalle
Affiant

Subscribed and sworn to before me this 7th day of May, 2001.

Notary Public

My Commission Expires: 1/31/04

ANITA LISTER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

ADDRESS NEW OWNERS:
Leland D. Watts
2819 Gallatin Road
Nashville, TN 37216

SEND TAX BILLS TO:
SAME

MAP & PARCEL:
133-16-A-087CO