BK 28A

0260193

OLD REPUBLIC

National Title Insurance Company
201 Fourth Avenue North, Suite 150
Nashville, Tennessee 37219-2011

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 262,500.00

Robert Watts
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 28th
DAY OF February, 2002.

Melissa Meade
NOTARY PUBLIC

My Commission expires: 7-26-2003

THIS INSTRUMENT PREPARED BY:
Devereaux D. Cannon, Jr., Attorney, 201 Fourth Avenue, North, Nashville, TN 37219
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
ROBERT S. WATTS	Same	119-05-112
1408 Hillmeade DR (NAME) (ADDRESS)	(NAME) (ADDRESS)	
Nashville TN. 37221 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 03/01/02 13:52 2pgs
Fees:13.00 Taxes:971.25

20020301-0026201

Warranty Deed

For and in Consideration of the sum of $ 262,500.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

RAYMOND W. BEAZLEY

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

ROBERT S. WATTS

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Certain real estate located in the Sixth Civil District of Davidson County, Tennessee, bounded as follows, to-wit:

Being Lot No. 518, in the Plan of Grandview Heights, a plan of which is of record in Book 161, page 14, Register's Office for Davidson County, Tennessee.

Said Lot fronts 50 feet more or less on the West side of Nolensville Pike, formerly Cherry Street, extended, and extends back between parallel lines, 150 feet more or less to an alley in the rear.

Being the same property conveyed to RAYMOND W. BEAZLEY, by deed from Blossom Shop Florist, Inc., of record in Book 9491, page 770, said Register's Office.

THE PROPERTY HEREIN DESCRIBED IS NOT THE USUAL PLACE OF RESIDENCE OF THE GRANTOR, HIS SPOUSE OR DEPENDENTS.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Metro taxes for 2002, which have been prorated and assumed by the Grantee.

This is unimproved ( ) improved (X) property, known as 2511 Nolensville Pike - Nashville, TN 37211
(House Number) (Street) (City) (State) (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 28th day of February, 2002.

Raymond W. Beazley
RAYMOND W. BEAZLEY

INDIVIDUAL ACKNOWLEDGMENTS:

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named RAYMOND W. BEAZLEY, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 28th day of February, 2002.

My Commission expires:
7-26-2003

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____

Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, _____.

My Commission expires:

_____

Notary Public