WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

BOOK 3919 PAGE 444

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. R. Bruce, jr.	Kimbrough-Kavanaugh Co.	41-7-
(NAME:) 1253 Rugby Drive	(NAME:) 416 Union Street	Parcel # 61
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	MS
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in consideration of the sum of Ten and No/100 ($10.00) **DOLLARS** cash in hand paid by W. R. Bruce, Jr. and wife, Mary Elizabeth Bruce, and other good and valuable considerations including the assumption and agreement to pay the unpaid balance owing upon a certain note in the original sum of $13,500.00 payable to Kimbrough Phillips Co. dated july 31, 1958 and secured by a deed of trust to Miller Kimbrough, trustee of record in Book 2820, page 129, RODC, Tennessee, we, Wade Everett and wife, Margaret Spain Everett,

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** W. R. Bruce, Jr. and wife, Mary Elizabeth Bruce,

__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. 356 on the Plan of Bellshire Estates, Section "A", as of record in Book 2331, pages 115 and 116, Register's Office for said County, described as follows:

Beginning at a point in the westerly margin of Rugby Drive, the common corner of Lots os. 355 and 356; thence with the line between said lots, westerly 216.8 feet to a point; thence northwardly 170 feet to a point in the southerly margin of Bell Lane; thence with said margin of said Lane, easterly 190 feet to a point at the beginning of a curve; thence southeastwardly around said curve having a radius of 25 feet, 39.4 feet to a point in the westerly margin of Rugby Drive; thence with the margin of same, southerly 132.8 feet to the point of the beginning.

Being the same property conveyed to Wade Everett and wife, Margaret Spain Everett, by deed from Gordon Dalrymple and wife, lois Dalrymple, of record in Book 3402, page 149, said register's Office.
This cpnveyance is subject to restrictions of record in Book 2538, page 193 and Book 2745, page 409, said Register's Office.

This instrument prepared by
J. J. Foley, Jr., Attorney
105 Stahlman Building
Nashville, Tennessee

This is (unimproved / improved (X)) property, known as 1253 Rugby Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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** 26th **day of** July, **19** 65.

Wade H. Everett

Margaret Spain Everett

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jno B. Cobb Jr., a Notary Public in and for said County and State, the within named Wade Everett and wife, Margaret Spain Everett

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of July 1965

Commission expires July 20, 1966

Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath) (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 at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

91590

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

AUG 4 2 56 PM '65

NOTED BOOK 112 PAGE 175
RECORDING FEE $ 2.00
DEP. REG. (2)

Keys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Mail To Mr. Wade Everett
1204 Jones Circle
Nashville, Tennessee

WARRANTY DEED

FROM

Wade Everett and wife,

Margaret Spain Everett

TO

W. R. Bruce, Jr. and wife,

Mary Elizabeth Bruce,

STATE TAX $ 3.25
PROBATE 50
TOTAL $ 3.75

AUG 4 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN

PAID AUG 4 - 1965 CLK