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

BOOK 4184 PAGE 172

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Catherine Joy O'Guin Briggs (NAME:)	Murphree Mortgage Company (NAME:)	148-1
3682 Richbriar Circle (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue, North (STREET ADDRESS)	Pan 169
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in consideration of the sum of ----------

Ten and No/100 ----------($10.00)---------- **DOLLARS**
Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and infurther consideration the grantee has assumed and agreed to pay the remaining unpaid balance of a certain note which is secured by a deed of trust executed by the grantors herein to Richard E. Corn, Trustee, of record in Book 4090, page 372, Register's Office for Davidson County, Tennessee, We, William L. Bruce, Jr., and wife, Peggy Jean Bruce
---------- **have bargained and sold, and by these presents do transfer and convey unto the said**
Catherine Joy O'Guin Briggs
---------- her **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Land in Davidson County, Tennessee, being Lot No. 301, on the Plan of Section V, Hillbrook, as of record in Book 3700, page 73, Register's Office for said County.

Said Lot No. 201 fronts 77.29 feet on the easterly side of Richbriar Circle, and extends back 165 feet on the northerly line and 156.7 feet on the southerly line, to a dead line in the rear on which it measures 95.2 feet.

Being the same property conveyed to William L. Bruce, Jr., and wife, Peggy Jean Bruce, by deed from Hillbrook Land Company, of record in Book 4090, page 370, Register's Office for Davidson County, Tennessee.



This is unimproved ( ) improved (X) property, known as 3682 Richbriar Circle (House Number) (Street) Nashville, Tennessee 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** 22nd **day of** September **, 19** 67

William L. Bruce Jr.

Peggy Jean Bruce

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William L. Bruce, Jr., and wife, Peggy Jean Bruce

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 22nd day of September 19 67.

Commission expires April 26, 1971

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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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

WARRANTY DEED

FROM

William L. Bruce, Jr., and wife,

Reggy Jean Bruce

TO

Catherine Joy O'Guin Briggs

93846

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

OCT 26 12 17 PM '67

NOTED: BOOK 117 PAGE 573
RECORDING FEE $ 3.00
DEP. REG. m

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

1992

PAID OCT 26 1967

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

OCT 26 1967

STATE TAX $ 2.50
PROBATE
TOTAL $ 3.00

2852