BOOK 4190 PAGE 760

Prepared by Edwards & Sudekum Attorneys Commerce Union Bldg Nashville

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. Bruce et ux (NAME:)	United Mortgagee Servicing Corp. (NAME:)	4D 31208
207 Bonnaoaks Drive (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	Map 75-9
Hermitage, Tennessee (CITY) (P. O. ZONE) (STATE)	Virginia Beach, Virginia (CITY) (ZONE) (STATE)	Par 219

For and in consideration of the sum of ---Ten and no/100---

DOLLARS

and other good and valuable considerations, the receipt of which is hereby acknowledged and the assumption by the grantees of the unpaid balance of a note secured by a 1st mortgage Deed of Trust of record in the Register's Office for Davidson County, Tennessee, we the undersigned, Barrie E. Rogers and wife, Linda R. Rogers

have bargained and sold, and by these presents do transfer and convey unto the said James E. Bruce and wife, Harvalene Bruce

their **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. 1105 on the Plan of Hermitage Hills Subdivision, Section 9, as of record in Book 3600, page 97, Register's Office for Davidson County, Tennessee.

Said Lot No. 1105 fronts 86.2 feet on the northeasterly margin of Bonnaoaks Drive, as measured on a slight curve, and runs back between lines measuring 204.53 feet on the northwesterly line and 198.7 feet on the southeasterly line to a dead line at the rear, measuring 67.17 feet thereon.

Being the same property conveyed to Barrie E. Rogers and wife, Linda W. Rogers by deed from Belle Homes, Inc., of record in Book 4013, page 232, Register's Office for Davidson County,Tennessee. The said Linda W. Rogers being one and the same person as the undersigned Linda R. Rogers.

It is expressly agreed and understood that all right, title and interest in and to the escrow account is hereby transferred to said grantees.

This is unimproved ( ) improved ( ) property, known as 207 Bonnaoaks Drive, Hermitage, 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** 17th **day of** November, **19** 67

Barrie E. Rogers

Barrie E. Rogers

Linda R. Rogers

Linda R. Rogers

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Gail Rogers, a Notary Public in and for said County and State, the within named Barrie E. Rogers and wife, Linda R. Rogers

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 17th day of November 19 67.

Commission expires May 6, 1969 Gail Rogers
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) acknowledged (themselves) (himself) 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

BARRIE E. ROGERS ET UX

TO

JAMES E. BRUCE ET UX

96835

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

NOV 20 2 36 PM '67
NOTE: BOOK 117 PAGE 109
RECORDING FEE $ 3.50
DEP. REG. M

s Title Company
Tides Guaranteed
NASHVILLE, TENN.

STATE TAX $ 2.75
PROBATE
TOTAL $ 2.75

NOV 20 1967

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID NOV 20 1967