THIS INSTRUMENT PREPARED BY

DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

BOOK 4435 PAGE 814

ADDRESS, NEW OWNER(S), AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Foch P. Bruce, Jr. (NAME)	Lovell & Malone, Inc. (NAME)	62-15
2705 Western Hills Drive (STREET ADDRESS OR ROUTE NUMBER)	Fourth Avenue North at Deaderick (STREET ADDRESS)	Par 55
Nashville, Tenn. 37214 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of $10.00----------

----------TEN AND NO/100---------- *Dollars,*

Cash paid by Foch P. Bruce, Jr. and wife, Geraldine S. Bruce, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the above said of the unpaid principal balance of a note in the original amount of $15,900.00, secured by a deed of trust to James E. Malone, Trustee, of record in Book 3790, page 217, Register's Office for Davidson County, Tennessee.

We, William Campbell Farris and wife, Lynne Robinson Farris

have this day bargained and sold, and do hereby transfer and convey unto the said

Foch P. Bruce, Jr. and wife, Geraldine S. Bruce

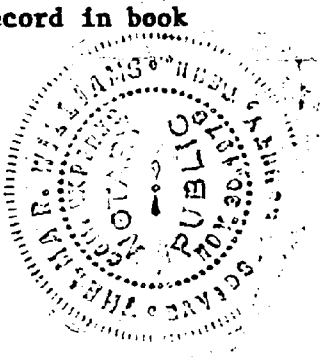
their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 141 on the Plan of Sutherland Heights, Section III, as of record in Book 2663, page 117, Register's Office for said County.

Said lot fronts 100 feet on the east side of Western Hills Drive and runs back 313 feet on the south line and 294.2 feet on the north line to a dead line in the rear, on which it measures 102 feet.

Being the same property conveyed to William Campbell Farris and wife, Lynne Robinson Farris by deed from Philip C. Swingle and wife, of record in book 4238, page 294, said Register's Office.



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $21,000.00

Subscribed and sworn to before me, this the 28th day of July, 19 70

My commission expires: 11-30-70 (Affix Seal)

Affiant

Notary Public

This is { unimproved / improved (X) } property, known as 2705 Western Hills Drive, Nashville, Tennessee 37214
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Foch P. Bruce, Jr. and wife, Geraldine S. Bruce

their *(successors),*

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* except as stated herein.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Foch P. Bruce, Jr. and wife, Geraldine S. Bruce

their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 28th *day of* July, 19 70, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X William Campbell Farris
William Campbell Farris

X Lynne Robinson Farris
Lynne Robinson Farris

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Thelma R. Williams *a Notary Public in and for said County and State,* William Campbell Farris and wife, Lynne Robinson Farris

the within named 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* 28th *day of* July, *19* 70.

Thelma R Williams
Notary Public

Commission expires 11-30-70

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* ....self *to be* ....*of the* ..... *the within named bargainor, a corporation, and that* ... *he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ....self *as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

AUG-3 70	CONV	21,000.00			
AUG-3 70 S'TAX			A*	54.60	
AUG-3 70 PB'FEE			A*	.50	
AUG-3 70	W'DEED		A*	3.00	* 58.10

WARRANTY DEED

FROM

William Campbell Farris, et ux

TO

Foch P. Bruce, Jr., et ux

A 85636

IDENTIF. REFERENCE

AUG 3 11 47 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

DOBSON & JOHNSON, INC.