BOOK 5116 PAGE 73

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5,000.00

Ruth Hagar Boner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25 DAY OF June 19 76

Notary Public

MY COMMISSION EXPIRES: 5-

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
H.Houston Hagar, Attorney, Timberview Lane, Hermitage, Tenn. 37076
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wm.Robert Bruce, Jr. &wife,	Frances Same.	Map98, Parcel
(NAME)	(NAME)	143
Central Pike,	Same.	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, Tenn. 37076.	Same.	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Ruth Hagar Boner and husband, Lee G. Boner,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Robert Bruce and wife, Mary Frances Hagar Bruce, their heirs and assigns forever,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in the 13th Civil District of Davidson County, Tennessee (formerly 4th District), being Tract No. 14 of survey made by John D. McCormick, Engineer, Hermitage, Tennessee, in September, 1975, and being Tract or parcel No. 143, Map 98, , RODC, and more particularly described as follows:

Beginning at an iron pin in the easterly margin of New Hope Rd., said point being the southwest corner of Tract No. 13 of said survey owned by Ewell G. Hagar, (Parcel No. 142, Map 98); thence North 84° 26' East 589.33 Ft. to an iron pin; thence South 88° 13' East 787.24 Ft. to an iron pin in the fence line, which line is the westerly margin of the Mary Gladys Hagar George property, of record Book 4250, Page 225, RODC; thence South 5° 32' West 150 Ft. to an iron pin in said fence line; thence North 87° 48' West 708.78 Ft. to an iron pin; thence South 85° 37' West 562.51 Ft. to an iron pin in the easterly margin of New Hope Road; thence with said easterly margin of said Road North 37° 08' West 160 Ft. to the point of beginning, containing 4.62 acres, more or less.

Being Tract No. 14 of Partition Deed by the heirs of Emmett G. Hagar, deceased, of record Book 4970, Page 33, RODC, and being a portion of the property conveyed to E. G. Hagar by Deeds in Book 971, Page 25, and Book 741, Page 428, RODC. Said tract or parcel being Parcel No. 143, Map 98, RODC, being conveyed by this conveyance.

This is unimproved (X) ( ) property, known as New Hope Rd., Hermitage, Tenn. 37076.
(House Number) (Street) (P. O. Address) (City or Town) (Postal 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; 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 25 day of June, 19 76

Ruth Hagar Boner

Lee G Boner

STATE OF TENNESSEE
Davidson County

Personally appeared before me, H. Houston Hagar, a Notary Public within and for said County and State, the within named Ruth Hagar Boner, and husband Lee G. Boner

the bargainors, 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 Hermitage, Tennessee, this 25 day of June

Commission expires 5-3-80

H. Houston Hagar
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

WARRANTY DEED

FROM
Ruth Hagar Boner, and husband,
Lee G. Boner

TO
William Robert Bruce, Jr. and wife, Mary Frances Hagar Bruce

D 8 9 8 3 7

IDENTIF. REFERENCE

FEB 17 11 40 AM '77

FELIX E. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB17F	CONV		*5,000.00	
FEB17F	S'TAX	B*	13.00	
FEB17F	PR'FEE	B*	.50	
FEB17F	W'DEED	B*	4.00	* 17.50