This Instrument was prepared by:
GRISSIM AND SHORT, Attorneys
1400 American Trust Building
Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Marty Branton, et ux (NAME)	J. I. Kislak Mortgage Corp. (NAME)	96-14-99
2909 Twin Lawn Dr. (STREET ADDRESS OR ROUTE NUMBER)	1101 Brickell Ave (STREET ADDRESS)	
Nashville, Tenn 37214 (CITY) (STATE) (ZIP CODE)	Miami, Florida 33131 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5325 PAGE 139

For and in consideration of the sum of TEN and no/100 ($10.00) - DOLLARS
and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the grantees of the balance due on a Note secured by a Deed of Trust of record in Book 5156, page 20, Register's Office for Davidson County, Tennessee;

we, David B. Gurkin and wife, Elizabeth S. Gurkin,

have bargained and sold, and by these presents do transfer and convey unto the said Marty Branton and wife, Margaret D. Branton

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 755 on the Plan of Cloverhill, Section 9, as of record in Book 2331, page 44, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to David B. Gurkin and wife, Elizabeth S. Gurkin, by deed from Flora B. Greer, of record in Book 5156, page 20, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 2145, page 262, Register's Office for said County.

This conveyance is subject to any and all existing easements of record.

AUG15 78	CONV	29,735.00			
AUG15 78	S'TAX		B* 77.22		
AUG15 78	PR'FEE		B* .50		
AUG15 78	W'DEED		B* 4.00	*	81.72

This is unimproved ( ) / improved (X) property, known as 2909 Twin Lawn Drive
(House Number) (Street)
Nashville, Tennessee 37214
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 15th day of August, 1978.

Elizabeth S. Gurkin (signature)
Elizabeth S. Gurkin

David B. Gurkin (signature)
David B. Gurkin

BOOK 5325 PAGE 140

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David B. Gurkin and wife, Elizabeth S. Gurkin,

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 Nashville, Tennessee, this 15th day of August, 1978.

My commission expires Feb 4 1980 Notary Public Theresa Pritchett

NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 29,735.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Marty Branton

Sworn to and subscribed before me
this 15th day of August, 19 78.

My commission expires Feb 4 1980 Notary Public Theresa Pritchett

NOTARY PUBLIC AT LARGE

This instrument was prepared by:

Name	Address
Grissim and Short,	1400 American Trust Building, Nashville, TN 37201

WARRANTY DEED

FROM

DAVID B. GURKIN and wife,

ELIZABETH S. GURKIN

TO

MARTY BRANTON and wife,

MARGARET D. BRANTON

E 82868

IDENTIF. T REFERENCE

AUG 15 1 52 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219