This Instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5367 PAGE 290

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Elbert L. Bruner and wife Cheryl A. Bruner	First Tennessee Bank N. A. Memphis	Map 26-16
(NAME)	(NAME) P.O. Box 474	Parcel 26
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Memphis, Tennessee 38101	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid by Elbert L. Bruner and wife, Cheryl A. Bruner and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Robert E. Davis, Sr. and wife, Mary P. Davis,

have this day bargained and sold, and do hereby transfer and convey unto the said Elbert L. Bruner and wife, Cheryl A. Bruner *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 64 on the Plan of Section III, Mansker Meadows, of record in Book 2900, page 26, Register's Office for said County.

Said Lot No. 64 fronts 143 feet on the easterly side of Cumberland Hills Drive and extends back 416.27 feet on the northerly line and 401.65 feet on the southerly line to a dead line in the rear, measuring 42.83 feet thereon.

Being the same property conveyed to Robert E. Davis, Sr. and wife, Mary P. Davis, by deed from Randall Phillips Builders, Inc., a Tennessee corporation, of record in Book 3619, page 597, Register's Office for said County.

This conveyance is subject to a 100-foot building setback line from Cumberland Hills Drive, overhang easement and conditions of Owner's Certificate of record in Book 2900, page 26, Register's Office for said County; and restrictive covenants of record in Book 2959, page 129, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 67,500.00

Subscribed and sworn to before me, this the 17th day of NOVEMBER 19 78.

Affiant

My commission expires: 4/12/82 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 217 Cumberland Hills Drive, Madison, Tennessee 37115
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees 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 for 1978 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 17th *day of* November, 19 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Robert E. Davis, Sr.

Robert E. Davis, Sr.

Mary P. Davis

Mary P. Davis

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Nancy L. Kota, *a Notary Public in and for said County and State,* Robert E. Davis, Sr. and wife, Mary P. Davis

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* 17th *day of* NOVEMBER, *19*78.

NANCY L. KOTA NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Nancy L. Kota *Notary Public*

Commission expires 4/18/82

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 .....

NOV27 78	CONV	67,500.00			
NOV27 78	S'TAX		B*	175.50	
NOV27 78	PR'FEE		B*	.50	
NOV27 78	W'DEED		B*	4.00	* 180.00

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED U 235298

FROM
Robert E. Davis, Sr. and wife,
Mary P. Davis

TO
Albert L. Bruner and wife,
Cheryl A. Bruner

F. 0. 1. 6. 5. 7.

IDENTIF. REFERENCE

Nov 27 8 32 AM '78

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627