File Box 43

BOOK 6293 PAGE 655

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,900.00

x Brent M. Bruce
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF May, 19 84.

Notary Public

MY COMMISSION EXPIRES 4/20/86
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE UNION STREET, CORNER OF FIRST AND UNION, NASHVILLE, TN. 37201

NAME / ADDRESS		
ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
~~Brent M. Bruce~~ et ux (NAME)	~~Dobson & Johns~~ , Inc. (NAME)	85-5
2615 Tiffany Drive (STREET ADDRESS OR ROUTE NUMBER)	Suite 1800 One Commerce Place (STREET ADDRESS)	25
Nashville, Tenn. 37206 (CITY) (STATE) (P.O. ZIP)	Nashville, Tenn. 37239 (CITY) (STATE) (ZIP)	15DA58236

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, Barbara Ann-Simpson Adams

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brent M. Bruce and wife, Patricia M. Bruce

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

Being Lot No. 1 on the Plan of Tiffany Terrace, as of record in Book 2854, page 59, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 fronts 115.9 feet on the westerly side of Tiffany Drive and extends back between lines 227.5 feet on the northerly line and 231 feet on the southwesterly line to a dead line in the rear measuring 24.3 feet thereon.

Being the same property conveyed to Barbara Ann-Simpson Adams by Quit Claim Deed from Ann W. Bryant, formerly Ann Woodword Simpson, of record in Book 5589, Page 725, Register's Office for Davidson County, Tennessee.

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

William W. Adams, husband of the said Barbara Ann-Simpson Adams, joins in this conveyance for the purpose of conveying any right and title that he may now, or at any time in the future, have in subject property, especially his marital rights.

unimproved ( )
This is improved (X) property, known as 2615 Tiffany Drive, (House Number) (Street) Nashville, Tenn. 37206 (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 ti, 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 ~~my~~ hand this ~~15th~~ day of May, 19 ~~84~~

x Barbara Ann Simpson Adams
Barbara Ann Simpson Adams

x William W. Adams
William W. Adams

STATE OF TENNESSEE
County of Davidson Davidson County

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Personally appeared before me, the undersigned _____, a Notary Public in and for said County and State, the within named Barbara Ann-Simpson Adams and husband, William W. Adams

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 15th day of May 1984

Commission expires 4/20/86

Notary Public

STATE OF TENNESSEE

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 (this 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

BARBARA ANN-SIMPSON ADAMS et vir

TO

BRENT M. BRUCE et ux

PATRICIA M. BRUCE

Return to:
LAWYER'S ESCROW SERVICE
ONE UNION STREET
CORNER OF FIRST AND UNION
NASHVILLE, TENNESSEE 37201

I 2 6 2 3

IDENTIF. REFERENCE

MAY 17 9 45 AM '84

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	CO TX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MO TX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

48500.00- AMT.
127.14 STAX
.50 PRFEE
6.00 WDEED
CHECK 130.64-
7177A05/17/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

122623

IDENTIF. REFERENCE

MAY 17 9 45 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.0036672