Prepared By:
Gail Pigg, Attorney
One Commerce Place
Nashville, Tennessee 37239

RETURN TO METROPOLITA
FEDERAL

WARRANTY DEED

BOOK 6296 PAGE 266

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Robert T. Bruce and wife, Lisa M. Bruce	Metropolitan Federal Savings & Loan Association	7D 37948
(NAME) 6305 Wildwood Valley	(NAME) 230 4th Ave. North	1 1 8 - 11 - 18 - 1
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100---------- Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, we, the undersigned,

JOHN W. CAMPBELL and wife, CECIL M. CAMPBELL

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

ROBERT T. BRUCE and wife, LISA M. BRUCE

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. 4 on the Plan of Wildwood Valley Estates, as of record in Book 3700, page 41, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to John W. Campbell and wife, Cecil M. Campbell, by deed from Hillsboro-Harpeth Corporation, of record in Book 4238, page 97, Register's Office for said County.

12341

IDENTIF. REFERENCE

MAY 21 1 29 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 123,500.00

Subscribed and sworn to before me, this the 18th day of May, 19 84

Affiant

My commission expires: 1/20/85 (Affix Seal)

Notary Public

This is improved ( ) unimproved ( ) property, known as 6305 Wildwood Valley, Nashville, Tennessee
(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 1984 taxes; Plan of record in Bk.3700,P.41; Restrictive covenants in Bk.3952,P.553; TVA transmission easement in Bk.2280,P.214.

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 18th day of May, 19 84, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

John W. Campbell

Cecil M. Campbell

05/21 337.50

3197

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Gail Pigg *, a Notary Public in and for said County and State,* John W. Campbell and wife, Cecil M. Campbell

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* 18th *day of* May *, 19* 84.

Gail Pigg *Notary Public*

GAIL PIGG NOTARY PUBLIC AT LARGE STATE OF TENN.

Commission expires 1/20/85

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 .....

WARRANTY DEED

FROM

TO

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

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6296 PAGE 268

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			123500.00- CAMT.	
			321.10 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	327.60-
8187405/21/84			CAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 3 4 1

IDENTIF. REFERENCE

MAY 21 1 29 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0037661