BK/P

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $54,000.00

Patricia Spicer Carden
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF June, 19 84.

Rebecca G. Barnes
Notary Public

MY COMMISSION EXPIRES: 10/20/84
(AFFIX SEAL)

BOOK 6331 PAGE 61

THIS INSTRUMENT WAS PREPARED BY
Patricia Spicer Carden, Attorney
236 Fourth Avenue North, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Brunner etrux (NAME)	Wachovia Mortgage Co. (NAME)	05 DU 04949
360 Wales Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 3174 (STREET ADDRESS)	147-08-0
Nashville, TN (CITY) (STATE) (P. O. ZIP)	Winston-Salem, N.C. 27102 (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, James Edward Boyd and wife, Shari Gale W. Boyd

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David Brunner and wife, Sandra Brunner

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 Davidson County, Tennessee, being Lot No. 18 on the plan of Section Two, Cathey Heights, of record in Book 2854, page 126, Register's Office for said County.

Said Lot No. 18 fronts 85.0 feet on the northeasterly margin of Wales Drive and extends back 202.76 feet on the southeasterly line and 195.10 feet on the northwesterly line, to a broken line in the rear, measuring 109.75 feet thereon.

Being the same property conveyed to James Edward Boyd and wife, Shari Gale W. Boyd by deed from George M. Shehi and wife, Susan M. Shehi of record in Book 5483, page 61, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 3134, page 505, said Register's Office, and to the matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Commerce Union Bank of record in Book 5249, page 202, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

CHECK 07/03 146.90 658

This is ( ) unimproved (X) improved property, known as 360 (House Number) Wales Drive (Street) Nashville, Tennessee (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 29th day of June, 19 84

Shari W. Boyd

James Edward Boyd
James Edward Boyd

Shari Gale W. Boyd
Shari Gale W. Boyd

VP

INDIVIDUAL ACKNOWLEDGEMENT

BOOK 6331 PAGE 62

State of Tenneesee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, James Edward Boyd and wife, Shari Gale W. Boyd

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that we executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 29th day of June, 1984

Becca A. Langley
NOTARY PUBLIC

My commission expires: 10/21/84

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of the state and county aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) 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 himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

_____
NOTARY PUBLIC

My commission expires:

_____

WARRANTY DEED

FROM

James Edward Boyd and wife,

Shari Gale W. Boyd

TO

David Brunner and wife,

Sandra Brunner

PATRICIA SPICER CARDEN
ATTORNEY AT LAW
1008 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

IDENTIF. REFERENCE

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN
JUL 3 3 27 PM '84

I 3 3 8 9 4

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6331 PAGE 63

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

54000.00- CAMT.
140.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 146.90-
0658A07/03/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 3 3 8 9 4 1

IDENTIF. REFERENCE T

JUL 3 3 27 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0049808