THIS INSTRUMENT IS PREPARED BY: ARGO TITLE & ESCROW, INC.
405 Two Mile Pike, Goodlettsville, Tn. 37072

WARRANTY DEED

BOOK 6817 PAGE 880

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JAMES E. BRUCE,JR.,ET UX	SAME	Map 75-9
(NAME) 210 Bonnaoaks Dr.	(NAME)	208
(STREET ADDRESS OR ROUTE NUMBER) Herm. Tn. 37076	(STREET ADDRESS)	
(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, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the Grantees assuming a certain unpaid indebtedness of record in Book 5542, page 762, Register's Office for Davidson County, Tennessee which Grantees promise to pay and agree to hold Grantors harmless from same,

SANDRA H. BRADFORD, hereinafter referred to as Grantor *has bargained and sold, and does hereby transfer and convey unto the said* JAMES E. BRUCE,JR. AND WIFE, BETTY DELL BRUCE, hereinafter referred to as Grantees their *(successors), heirs and assigns, certain real estate in* DAVIDSON *County, Tennessee, as follows:,*

Land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 1079 on the Plan of Hermitage Hills Subdivision, Section 9, as of record in Book 3600, page 97, Register's Office for Davidson County, Tennessee.

Said Lot no. 1079 fronts 79.83 feet on the southwesterly margin of Bonnaoaks Drive, and runs back between lines measuring 138.8 feet on the northwesterly line and 142.11 feet on the southeasterly line to a dead line in the rear measuring 82.64 feet thereon.

Being the same property conveyed to Sandra H. Bradford by deed from Thomas Olan Bradford of record in Book 5518, page 361, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 43,119.89

Subscribed and sworn to before me, this the 29 day of MARCH 1986.

Affiant

My commission expires: 1/21/90 (Affix Seal)

Notary Public

unimproved ( )
This is improved (✲) property, known as 210 Bonnaoaks Drive, Hermitage, Tn. 37076
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their *(successors), heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.*

Grantor further covenants and binds itself, its successors 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.*

Witness hand this 29th *day of* March, 1986 *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Sandra H. Bradford
SANDRA H. BRADFORD

James E. Bruce Jr.
JAMES E. BRUCE, JR.

Betty Dell Bruce
BETTY DELL BRUCE

CHECK

BOOK 6817 PAGE 881

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* SANDRA H. BRADFORD AND JAMES E. BRUCE AND WIFE, BETTY DELL BRUCE

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 Goodlettsville, Tennessee,
this 29 *day of* MARCH, *19* 86

G. Aaron Cudone
Notary Public

Commission expires 1/21/90

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 .....

RELEASED

8 7 6 8 6

IDENTIFICATION REFERENCE

APR 1 12 07 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

TO

EAST END TITLE, INC.
405 TWO MILE PIKE
GOODLETTSVILLE, TN 37072
615 - 859-4871

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6817 PAGE 882

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
			43119.89- CAPIT.	
			112.04 CSTAX	
			.50 PRFEE	
			6.00 MORTG	
			CHECK 113.96-	
			8523A04/01/86 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

87686

IDENTIFT. REFERENCE

APR 1 12 58 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 232713