This instrument prepared by: Ballew-Freeman, Attys., P. O. Box 1368, Madison, TN 37116

WARRANTY DEED

BOOK 6997 PAGE 438

ADDRESS NEW OWNER(S) AS FOLLOWS:	Mortgagee:	MAP PARCEL NUMBERS
Edmund G. Bruchet and wife, Mary H. Bruchet (NAME)	Third National Bank (NAME)	42-12-69 & 42-12-70
221 Williams Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115 (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 the grantees hereinafter named, and other good and valuable consideration, receipt of which is hereby acknowledged,

LEONARD DAVIDSON AND WIFE, OLGA MAI DAVIDSON

have this day bargained and sold, and do hereby transfer and convey unto the said EDMUND G. BRUCHET AND WIFE, MARY H. BRUCHET

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

See Schedule "A" attached hereto and made a part of this instrument.

4864 8

IDENTIFICATION REFERENCE

Oct 2 10 57 AM '86

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

TAX PAID

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 126,500.00

Subscribed and sworn to before me this the 1 *day of* Oct *19* 86

Affiant Mary H. Bruchet by Clint F. Ballew attorney-in-fact

My commission expires: 11-22-87 *(Affix Seal)*

Notary Public

This is improved (X) unimproved ( ) property, known as 217 and 221 Williams, Nashville, TN. *(House Number) (Street) P.O. Address: (City or Town)*

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the 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 current year taxes, prorated this date and assumed by buyers.

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 1st *day of* Oct *19* 86 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Leonard Davidson
LEONARD DAVIDSON

Olga Mai Davidson
OLGA MAI DAVIDSON

3276

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6997 PAGE 439

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Leonard Davidson and Olga Mai Davidson.

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* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Madison, *Tennessee, this* 1 *day of* Oct., *19* 86.

Notary Public

Commission expires 11-12-89

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 (or proved to me on the basis of satisfactory evidence), 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

Leonard Davidson, et ux

TO

Edmund G. Bruchet, et ux

G60368

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

TRACT I

Land in the 11th Civil District of Davidson County, Tennessee, being part of Lot No. 1 of Gee Lands, of record in Book 332, page 74, Register's Office for said County, described as follows:

Beginning at an iron pin in the southerly margin of Williams Avenue the northeasterly corner of the property conveyed to Rich P. Richards by deed from Howard K. Williamson and wife, of record in Book 2738, page 335, said Register's Office; thence with the southerly margin of said Avenue North 80 deg. 59' west 115 feet to an iron pin; thence south 17 deg. 22' west 300 feet to an iron pipe; thence south 81 deg. 12' east 112.16 feet to an iron pipe; thenc enorth 17 deg. 55' east 300 feet to the beginning.

Being the same property conveyed to Leonard Davidson and wife, Olga W. Davidson by deed from Rich P. Richards and wife, Nancy Louise Richards of record in Book 3166, page 549, said Register's Office.

INCLUDED HEREIN BUT EXCLUDED FROM THIS CONVEYANCE the following described property:
Land in Davidson County, Tennessee, being part of Lot No. 1 on the map of the Division of the Gee Lands, as of record in Book 332, page 74, Register's Office for said County, described partly according to a survey made by Harvey Gee, Surveyor, May 20, 1948, as follows:

Beginning on the easterly boundary line of the property conveyed to Leonard Davidson by deed from Howard K. Williamson of record in Book 2014, page 381, Register's Office for said County, said point being 133 feet south of the southerly margin of Williams Avenue; thence with the easterly boundary line of said Davidson's property southwardly 167 feet to the northerly line of the property conveyed to J. T. Howell, Jr., Trustee by deed from Randall Phillips and wife, of record in Book 3096, page 132, said Register's Office; thence with said Howell's northerly line eastwardly 112.16 feet, thence northwardly 167 feet to a point 133 feet south of the southerly margin of Williams' Avenue; thence westwardly 115 feet, more or less, to the beginning, together with the right of ingress and egress to Williams Avenue over the twenty-foot easement as set out in deeds from Rich P. Richards and wife, to Randall Phillips, of record in Book 3072, page 275, and Book 3075, page 577, Register's Office for Davidson County, Tennessee.
This tract being the same property conveyed to Raymond Trammell and wife, Tawanda Trammell by deed from Leonard Davidson and wife, Olga W. Davidson of record in Book 3178, page 363.

TRACT II

BEGINNING at a fence post in the easterly line of the right-of-way of the L & N R. R. at the southerly intersection of said right-of-way and Williams Avenue; thence along the said right-of-way south 17 degrees and 22` west 300 feet to an iron pin in the right-of-way of said railroad; thence south 80 degrees 59' west 160 feet to an iron pin; thence north 17 degrees 22' east 300 feet to an iron pin in the southerly margin of Williams Avenue; thence north 80 degrees 59' west 160 feet to the point of beginning.

Being the same property conveyed to Leonard Davidson and wife, Olga Mai Davidson as of record in Book 4024, page 434, said Register's Office for said Cou
nty.

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

126500.00- CONT.
354.20 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 363.70-
9376A10/02/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 8 6 4 8

IDENTIFICATION REFERENCE

Oct 2 10 57 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 302021