This instrument prepared by
Ervin M. Entrekin, Attorney,
21st Floor, First American Center,
Nashville, Tennessee 37238

Fee $5

WARRANTY DEED

BOOK 7012 PAGE 243

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NOS.
Bruno's, Inc. 300 Research Parkway Birmingham, Alabama 35211	SAME	Map & Par. No. 26-15-3 Field Book No. 10D-39960

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged,

J. L. Newman and wife Wilda T. Newman have this day bargained and sold and do hereby transfer and convey unto Bruno's, Inc. an Alabama corporation, its successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

> Land lying in the 2nd Civil District of Davidson County, Tenenssee, and more particularly described by metes and bounds as follows:
>
> BEGINNING at a point in the southerly right-of-way of 31-E (Gallatin Road), said point being the northwesterly corner of herein described tract and the northeasterly corner of Tract 3; thence, with the southerly right-of-way of said road north 45° 55' 11" East, 70.72 feet to a point; thence, leaving said right-of-way South 44° 04' 49" East, 615.71 feet to a point, in the northwest line of the Newman property as described in Deed Book 3308, page 340, Register's Office for Davidson County, Tenenssee, said point being the southwesterly corner of Tract 2B and the southeasterly corner of this tract; thence, with the northwest line of the Newman property and the southeast line of this tract South 45° 30' 02" West, 70.72 feet to a point, said point being the southeasterly corner of Tract 3 and the southwesterly corner of this tract; thence, leaving the line of Newman North 44° 04' 49" West, 616.23 feet to the point of beginning and containing 1.00 acres.
>
> Being part of the same property conveyed to J. L. Newman and wife, Wilda T. Newman by deed from W. D. Tidwell and wife Ella M. Tidwell of record in Book 3308, page 340, Register's Office for Davidson County, Tennessee.

This conveyance completes the conveyance of the frontage along Gallatin Road from J. L. Newman and wife and Wilda T. Newman and W. D. Tidwell and wife Ella M. Tidwell to Bruno's, Inc., an Alabama corporation so that the Grantee owns a contiguous tract of 6 acres. The within described tract cannot be conveyed except as part of the entire 6 acres unless and until a subdivision plan of the property is duly recorded in the Register's Office for Davidson County, Tennessee.

This property is known as an unnumbered, unimproved tract on Gallatin Road.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Bruno's, Inc., its successors and assigns forever.

J. L. Newman and wife Wilda T. Newman covenant that they 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 current taxes.

J. L. Newman and wife Wilda T. Newman do further covenant and bind ourselves, our successors and assigns to warrant and forever defend the title to said real estate to the said Bruno's, Inc., its successors and assigns, against the lawful claims of all persons.

IN WITNESS WHEREOF, this deed has been executed this 16th day of October, 1986.

5.38 26
IDENTIFICATION
Oct 17 8 41 AM '86

J. L. Newman
J. L. NEWMAN

Wilda T. Newman
WILDA T. NEWMAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named J. L. NEWMAN and wife WILDA T. NEWMAN, the bargainors, 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 Nashville, Tennessee this 16 day of October, 1986.

Robert M Hill
NOTARY PUBLIC

MY COMMISSION EXPIRES: Jan 22, 1989.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 211,266.00

Subscribed and sworn to before me, this the 16th day of October, 1986.

Joseph Put
AFFIANT

Robert M Hill
NOTARY PUBLIC

MY COMMISSION EXPIRES: Jan 22 1989
(AFFIX SEAL)

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

RECEIVED OF _____

FOR _____

BOOK 7012 PAGE 245

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 3 8 2 0

TICOR TITLE REFERENCE

Oct 17 8 43 AM '86

No. 01524