PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157

Dav. Co. File: Box 8:
W & I Ref. (jcb) (Title No: 30147)

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 160000.00

Affiant

Sworn and subscribed before me this 16th day of May, 1990.

Notary Public

My Comm. Expires: Oct 9, 1991

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

ADDRESS NEW OWNER:
Tetsuo Kato
6305 Wildwood Valley Drive
Brentwood, TN 37027

MORTGAGEE:
NONE

MAP-PARCEL NUMBERS
158-10-018
7D-37948

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Robert T. Bruce and spouse, Lisa M. Bruce,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Tetsuo Kato and spouse, Tatsuko Kato,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 4 on the plan of Wildwood Valley Estates, Section One, of record in Book 3700, page 41, Register's Office for said County.

SAID Lot No. 4 fronts 155 feet on the northwesterly margin of Wildwood Valley Drive and extends back 302.5 feet on the northerly line and 301.2 feet on the southerly line to a dead line in the rear, measuring 155.15 feet thereon.

BEING the same property conveyed to Robert T. Bruce and wife, Lisa M. Bruce by deed from John W. Campbell and wife, Cecil M. Campbell of record in Book 6296, page 266, Register's Office for Davidson County, Tennessee.

THE property herein conveyed is subject to the restrictive covenants of record in Book 3952, page 553, Register's Office for said County, and to the matters set forth on the above referenced plan of record.

26654

MAY 16 2 33 PM '90

2111 05/16 0101 03CHECK 535.00

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

This is improved property, known as: 6305 Wildwood Valley Drive, Brentwood, TN 37027

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 16th day of May, 1990.

Robert T. Bruce

Lisa M. Bruce

State of Tennessee
County of Davidson

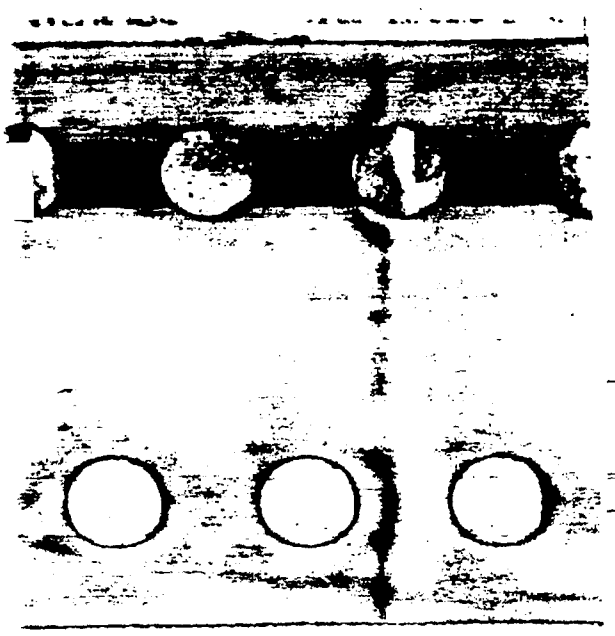
On this 16th day of May, 1990, before me the undersigned authority, personally appeared Robert T. Bruce and Lisa M. Bruce, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

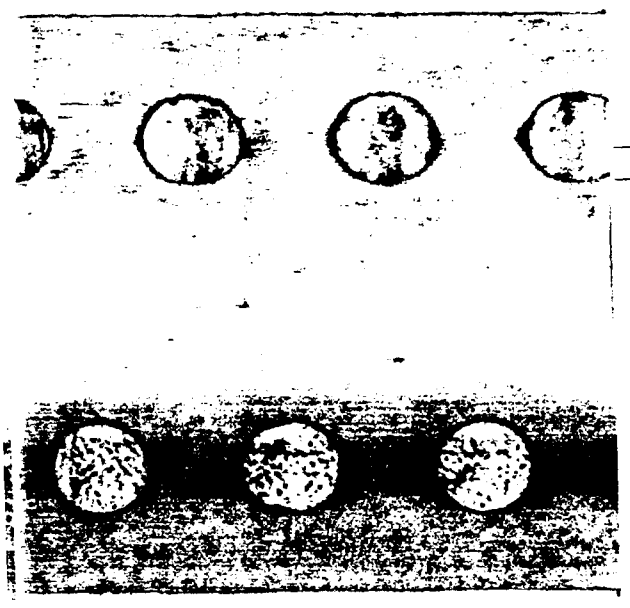
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Oct 9, 1991

Notary Public

W & I 1289





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

RECEIVED OF _____

FOR _____

BOOK 8110 PAGE 434

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

CAMT 160000.00
CON TX 528.00
PRFEE 1.00
MDEED 6.00
TOTAL 535.00
CHECK 535.00
05/16/90 01 14:35 0001 2111

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

266544

IDENTIFICATION REFERENCE

MAY 16 2 33 PM '90

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TENN.

No. 319559