This Instrument Was Prepared By:
Claiborne K. McLemore, III, Esq.
Trabue, Sturdivant & DeWitt
25th Floor, Nashville City Center
511 Union Street
Nashville, Tennessee 37219

BOOK 8145 PAGE 61

Address New Owner(s):	Send Tax Bills to	Tax Information:
Terry F. Flatt	Terry F. Flatt	Map: 41
206 W. Marthona Rd.	206 W. Marthona Rd.	Group: 16
Madison, TN 37115	Madison, TN 37115	Parcels: 66 and 67

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, EDMUND G. BRUCHET, (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to TERRY F. FLATT (the "Grantee"), his successors, heirs and assigns, all that tract or parcel of land described on Exhibit "A" hereto.

This is improved property located at 3736 Dickerson Road, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and his successors, heirs and assigns, forever.

AND Grantor covenants that he 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, except as set out on Exhibit "A" hereto. Grantor further covenants and binds himself, his successors, heirs and assigns to warrant and forever defend the title to said real estate to said Grantee, his successors, heirs and assigns against the lawful claims of all persons.

Mary H. Bruchet, wife of Grantor, joins in this conveyance for the purpose of relinquishing any and all right, title and interest which she may have, as the wife of the Grantor or otherwise, in the property herein conveyed.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor and wife have executed this instrument on this 19th day of June, 1990.

Edmund G. Bruchet
EDMUND G. BRUCHET

Mary H. Bruchet
MARY H. BRUCHET

STATE OF CALIFORNIA)
)
COUNTY OF LOS ANGELES)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, Edmund G. Bruchet and wife, Mary H. Bruchet, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19th day of June, 1990.

Michelle A. Miller
Notary Public

My Commission Expires: Feb 1, 1991

OFFICIAL SEAL
MICHELLE A. MILLER
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires Feb 1, 1991

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $115,000.00.

J. F. Hall
Affiant

Subscribed and sworn to before me, this 22nd day of July, 1990.

Kathleen Ward
Notary Public

My Commission Expires: January 23, 1993

2:CKM0605902.kw

Exhibit A

Land in Davidson County, Tennessee, being reserved parcels "A" and "B", on the plan of Bellshire Estates, Section 2, resubdivision part of Lot No. 4, as shown on plat of record in Plat Book 6050, page 22, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Edmund G. Bruchet by deed of record in Book 6636, page 579, Register's Office for Davidson County, Tennessee.

This property is subject to the following:

1. 1990 taxes, which have been assumed by the Grantee.

2. Restrictions as contained in Book 5995, page 840, said Register's Office.

3. Easement to Metropolitan Government of Nashville and Davidson County, as set forth in instrument recorded in Book 5572, page 345, said Register's Office.

4. All matters shown on the plat recorded in Book 6050, page 22, said Register's Office.

3884O

IDENTIFICATION REFERENCE

Jul 3 11 57 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

5903 07/03 JL01 00CHECK 389.50

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8145 PAGE 64

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	
				115000.00
			CON TX	379.50
			PRFEE	1.00
			WDEED	9.00
			TOTAL	389.50
			CHECK	389.50
07/03/90		01	11:59	0001 6933

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38840

IDENTIFICATION REFERENCE

JUL 3 11 57 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 333871