BOOK 8317 PAGE 324

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 76,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF February, 19 91

Notary Public

MY COMMISSION EXPIRES November 26, 1994
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Donald W. Hawkins	First Investment Company	12DZ 12520
(NAME)	(NAME)	
4416 Saunders Avenue	Post Office Box 749	61-3-37
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37216	Columbus, Ohio 43216	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, John Frank Bruce and wife, Loretta Y. Bruce

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald W. Hawkins and wife, Brenda Hawkins

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 96 on the Plan of Gra-Mar Acres, Section 1, as of record in Book 2133, page 27, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to John Frank Bruce and wife, Loretta Y. Bruce, by deed from John E. Miller and wife, Wanda Lou Miller, of record in Book 5308, page 355, Register's Office for Davidson County, Tennessee.

02026

IDENTIF. TREFERENCE

MAR 27 12 13 PM '91
FELIA E. [illegible]
DAVIDSON COUNTY TN.

5988 03/27 0101 03CHECK 257.80

unimproved ( )
This is improved (X) property, known as 4416 Saunders Avenue, Nashville, Tennessee 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 hand s this 22nd day of February, 19 91

John Frank Bruce

Loretta Y. Bruce

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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 John Frank Bruce and wife, Loretta Y. Bruce

the 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 22nd day of February, 19 91.

Commission expires November 26, 1994

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

John Frank Bruce and wife, Loretta Y. Bruce

TO

Donald W. Hawkins and wife, Brenda Hawkins

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TF - TRUSTEE FEE		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	76000.00
CON TX	250.80
PRFEE	1.00
MDEED	6.00
TOTAL	257.90
CHECK	257.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/27/91 01 12:14 0001 6888

0 2 0 2 6.

IDENTIF. TREFERENCE

MAR 27 12 14 PM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 407623