29503

IDENTIF. & REFERENCE

THIS INSTRUMENT PREPARED BY:
HATCHER ESCROW COMPANY
113 SHIVEL DRIVE
HENDERSONVILLE, TENNESSEE 37075

95 JAN 31 AM 9:14

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

OUR FILE NUMBER: R4125

BOOK 9582 PG 287

MAP/GROUP/PARCEL
043-10-0-004.00
043-10-0-098.00

NEW OWNER'S NAME AND ADDRESS:
William P. Bruce, Sr. and wife, Jane M. Bruce and
David T. Johnson and wife, Leta Johnson

208 MAY Drive
MADISON, TN 37115

Property Address:
208 A,B, C, D May Drive
Madison, Tennessee 37115

SEND TAX BILLS TO:
NEW OWNERS

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, Knutson Mortgage Corporation, a Minnesota Corporation, hereinafter called Grantor, do hereby transfer and convey unto William P. Bruce, Sr. and wife, Jane M. Bruce and David T. Johnson and wife, Leta Johnson, their heirs and assigns, hereinafter called Grantees, property described as follows:

LAND in Davidson County, Tennessee,

BEING Lot Nos. 1 and 2 on the Plan of May Drive Subdivision, of record in Book 6050, page 85, Register's Office for Davidson County, Tennessee to which reference is made for a complete description thereof.

BEING the same property conveyed to grantor herein by deed of record in Book 9466, Page 656, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantees. Grantor covenants with grantees that it is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTOR further covenants and binds itself, its heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

KNUTSON MORTGAGE CORPORATION
BY: _____
Thomas P. Farrell, First Vice President (TITLE)

STATE OF Minnesota
COUNTY OF Hennepin

PERSONALLY appeared before me, the undersigned authority, Thomas P. Farrell, with whom I am personally acquainted, and made oath that he/she is First Vice President of Knutson Mortgage Corporation and as such _____ with full power and authority so to do executed the foregoing instrument as his/her free act and deed and for the purposes therein contained.

DONE at offices in Knutson Mortgage Corporation on this the 25 day of January, 1995.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

ANN T. MELGES
NOTARY PUBLIC—MINNESOTA
HENNEPIN COUNTY
My Commission Expires Aug 30 1995

STATE OF TN
COUNTY OF Sumner

The actual consideration or value whichever is greater for this transfer is $42090.00.

AFFIANT

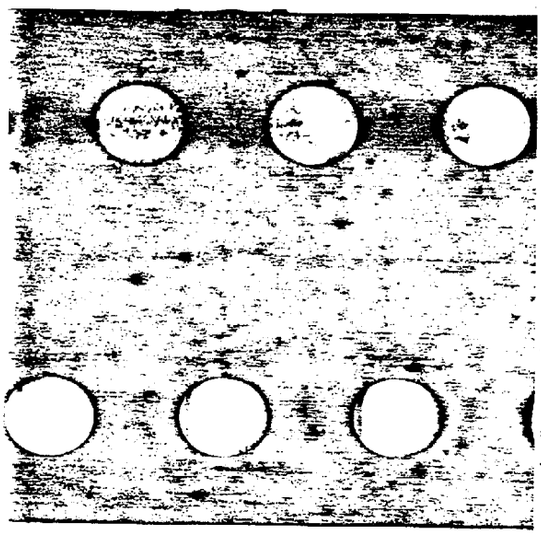
Sworn to and subscribed before me, this the 25th day of January, 1995.

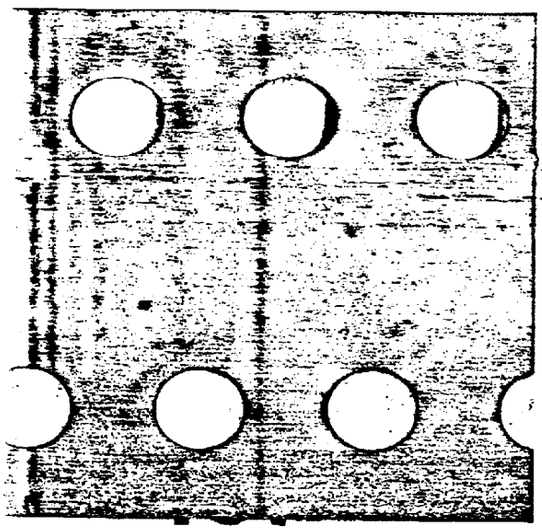
NOTARY PUBLIC

My Commission Expires:
4-13-96

JANET L. ADAMS
NOTARY AT LAW
APRIL
10
1996
SUMNER COUNTY
STATE OF TENNESSEE

5702 01/31 0101 03CHECK 164.74





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

RECEIVED OF _____

FOR _____

BOOK 9582 PG 289

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 42090.00
CON TX 155.74
PRFEE 1.00
WDEED 8.00
TOTAL 164.74
CHECK 164.74

01/31/95 01 09:13 0001 6702

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

29503
IDENTIF. & REFERENCE

95 JAN 31 AM 9:14

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 876471