BOOK 10306 PG 791

STATE OF TENNESSEE 96-1607
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,000.00

James E. Bruce III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF December, 19 96.

Janis L. Duree
Notary Public Janis L. Duree

MY COMMISSION EXPIRES: 5/23/98

**THIS INSTRUMENT WAS PREPARED BY**

Escrow Corporation, 315 West Main Street, Hendersonville, Tennessee 37075
NAME ADDRESS

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| James E. Bruce, III | Great Western Mortgage Corporation | 63-16-B-65-CO |
| (NAME) | (NAME) | |
| 761 Jaywood Drive | 5111 Maryland Way, Suite 300 | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRES) | |
| Old Hickory, TN 37138 | Brentwood, TN 37027 | 4D 92846 |
| (CITY) (STATE) (P.O. ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN 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, Linda G. Quinn, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James E. Bruce, III and wife, Theresa R. Bruce

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:

Being Lot No. 67 on the Plan of Chitwood Downs, of record in Plat Book 6900, pages 550-552, as amended in Book 7462, page 445, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

BEING the same property conveyed to Linda G. Quinn, unmarried by deed from Damon Todd Morrison and wife, Kathy P. Morrison, filed of record in Book 8847, page 733, Register's Office for Davidson County, Tennessee.

96 DEC 31 PM 2:45
FILED & RECORDED IN REGISTER
DAVIDSON COUNTY, TN.

0260506
IDENTIF. & REFERENCE

This is improved property known as 761 Jaywood Drive, Old Hickory, TN 37138

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 her hand this 27th day of December, 19 96.

Linda G. Quinn
Linda G. Quinn

96-1607

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Before me, Janis L. Duree, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the Linda G. Quinn the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same be the said _____ as such _____.

Witness my hand and official seal at office at Goodlettsville Tennessee on this the 27th day of December, 19 96.

My commission expires 5/23/98

_____
Notary Public Janis L. Duree

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

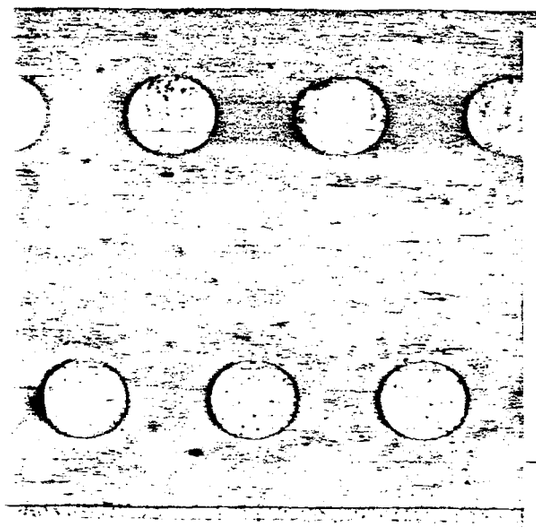
Personally appeared before me, Janis L. Duree, a Notary Public in and for said County and State, the within named _____ Linda G. Quinn, unmarried _____ the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville Tennessee, this 27th day of December, 19 96.

My commission expires 5/23/98

_____
Notary Public Janis L. Duree

0940 12/31 0101 03CHECK 434.50

0260507



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

RECEIVED OF _____

FOR _____

BOOK 10306 PG 793

| | | |
|---|---|---|
| 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 115000.00 |
| | | | | CON TX 425.50 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 434.50 |
| | | | | CHECK 434.50 |
| | | | 12/31/96 01 | 14:44 0001 0940 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0260506
IDENTIF. # REFERENCE

96 DEC 31 PM 2:

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1103492