27+



STATE OF TENNESSEE
COUNTY OF DAVIDSON
FILED 10810 PG 482

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 100,000.00

Lolita M. Nwankwo
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF February 19 98

Mark W. Kilpatrick
Notary Public

MY COMMISSION EXPIRES: May 28, 2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Linda S. Harris & Associates, 213 Ward Circle, Suite 200, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lolita M. Nwankwo (NAME)	First American National Bank (NAME)	163-13-2
108 Hickory Park Lane (ADDRESS)	First American Center (ADDRESS)	
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37237-0209 (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, Stephen S. Bruninga and wife, Cheryl A. Bruninga

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lolita M. Nwankwo

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. 11, on the Plan of Bell Trace, Section One, of record in Plat Book 5210, page 36, Register's Office for Davidson County, Tennesse, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Stephen S. Bruninga and wife, Cheryl A. Bruninga by deed from Donald Carl Potts and wife, Vickie B. Potts of record in Book 8891, page 213, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 5323, page 770, Book 5324, page 211 and Book 5370, page 114 said Register's Office.

This conveyance is subject to any and all existing easements of record.

7994 02/26 0101 03PMEDH 379.00

98FEB26 AM 8:41

0105004

( ) unimproved (X) improved property, known as 108 Hickory Park Lane, Antioch, Tennessee 37013
(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 24th day of February 19 98

Stephen S. Bruninga

Stephen S. Bruninga

Cheryl A. Bruninga

Cheryl A. Bruninga

BOOK 10810 PG 483

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen S. Bruninga and wife, Cheryl A. Bruninga

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 Brentwood, Tennessee, this 24th day of February, 19 98

Commission expires ~~May 28, 2000~~ 5-2-2001

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

STATE OF TENNESSEE
COUNTY OF

On this, _____ day of _____, 19 ____, personally appeared before me, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of _____ and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this _____ day of _____, 19 ____

My commission expires _____

_____
Notary Public

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 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
100000.00
DEN TX 370.00
PRFEE 1.00
MISC 8.00
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 379.00
CHECK 379.00
02/26/98 01 08:39 0001 7994

98 FEB 26 AM 8:40

040500

IDENTIFICATION

No. 1258459