WARRANTY DEED [redacted]

For and in consideration of the sum of

Twenty-five Thousand ($25,000.00) and no/100 - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by Sam Caplan and wife, Sara L. Caplan, the receipt of which is hereby acknowledged.

[redacted]

We, W. A. Anderson and wife, Bessie E. Anderson

have bargained and sold, and by these presents do transfer and convey unto the said

Sam Caplan and wife, Sara L. Caplan, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being part of lot No. 4 on the Map of Mrs. P. J. Tinsley's Addition to Nashville, as of record in Book 421, page 91, of the Register's Office for said County, described according to a survey made by Z. J. Wilkinson, Surveyor, on March 27, 1940, as follows: Beginning at a point on the westerly side of 21st Avenue South 22 feet from the northwest corner of said 21st Avenue South and Carlton Avenue in the center of a wall between the premises in question and the property south thereof conveyed by N. A. Lightman to S. A. Shore by deed of record in book 660, page 105, said Register's Office; thence westwardly with the center of said brick wall 73 feet; thence northwardly parallel with said 21st Avenue South 17 feet 8 inches to the center of another wall, same being between the premises in question and the property deeded to S. A. Shore by the above mentioned deed; thence eastwardly with the center of said wall 73 feet to a point in the westerly margin of said 21st Avenue South; thence southwardly with same 17 feet 8 inches to the beginning.

Being the same property conveyed to W. A. Anderson by deed from Nashville Trust Company Trustee, of record in book 1335, page 302, said Register's Office.

This conveyance is made subject to Easement for party wall as set out in deed from N. A. Lightman, Trustee, to S. A. Shore, of record in book 660, page 105, said Register's Office.

Taxes for 1947, pro-rated as of date of deed.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Sam Caplan and wife, Sara L. Caplan, their heirs and assigns, forever.

And we do covenant with the said Sam Caplan and wife, Sara L. Caplan 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.

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 Sam Caplan and wife, Sara L. Caplan, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 14th day of October 1947.

W.A. Anderson

Bessie E. Anderson

STATE OF ~~TENNESSEE~~ FLORIDA

COUNTY OF ~~DAVIDSON~~ Pinellas

Personally appeared before me, W.S.Queen, a Notary Public in and for said County and State, the within named W. A. Anderson and wife, Bessie E. Anderson

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 15th day of October 1947

Notary Public, State of Florida at Large

Commission expires My Commission Expires April 20, 1950.

Notary Public