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WARRANTY DEED — Published by Tennessee Title Company

For and in consideration of the sum of $ TEN & 00/100 ($10.00) - DOLLARS

cash in hand paid by J. Allen Pomeroy and wife, and for other good and valuable considerations, the receipt of which is hereby acknowledged, we, Sam A. Charles and wife, Dorothy M. Charles

have bargained and sold, and by these presents do transfer and convey unto the said J. ALLEN POMEROY AND WIFE, MARY L. POMEROY 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. 33 on the Map of the Second Addition to Gateway Acres, described according to a survey made by Blanchard and Parrish, Engineers, April 15, 1941, as follows:
Beginning on the easterly margin of Lealand, formerly Glendale, Lane at the common corner of Lots Nos. 33 and 34; thence with the line between said two lots, eastwardly 556.5 feet to the westerly margin of Kirkman Lane; thence with the westerly margin of said Lane, southwardly 178.55 feet to the beginning of a curve; thence around said curve in a southwesterly direction 32.83 feet to the northerly margin of Grassland Lane; thence with the northerly margin of said Lane, westwardly 515.91 feet to the beginning of a curve; thence around said curve in a northwesterly direction 29.67 feet to the easterly margin of Lealand Lane; thence with the easterly margin of said Lane, northwardly 181.68 feet to the point of beginning.
Being the same property conveyed to Sam A. Charles and wife, Dorothy M. Charles, by deed from W. H. Haynes, Trustee, of record in Book 1510, page 583, Register's Office for said County.

The above property is conveyed subject to restrictions of record in Book 1066, page 402, in Book 1518, page 675, and in Book 1510, page 583, of said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said J. Allen Pomeroy and wife, Mary L. Pomeroy their heirs and assigns, forever.

And we do covenant with the said J. Allen Pomeroy and wife, Mary L. Pomeroy 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, Sam A. Charles and wife, Dorothy M. Charles, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said J. Allen Pomeroy and wife, Mary L. Pomeroy their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 25th day of February, 1948

Sam A. Charles

Dorothy M Charles

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Lawrence D. Richards, a Notary Public in and for said County and State, the within named Sam A. Charles and wife, Dorothy M. Charles 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 Nashville, Tennessee, this 27 day of February, 1948.

Commission expires July 11 - 1950

Lawrence D. Richards
Notary Public

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