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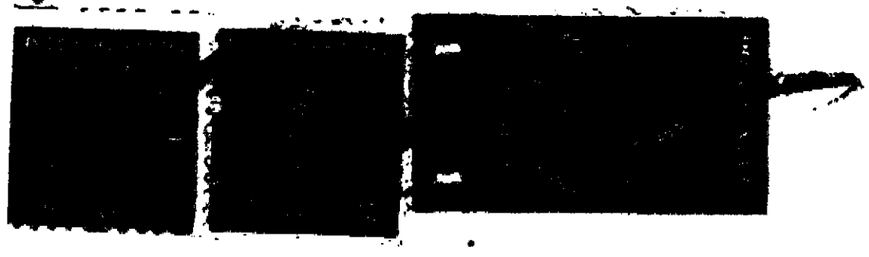
WARRANTY DEED — Published by Tennessee Title Company

For and in consideration of the sum of $ Fifteen Hundred ($1500.00) ..... DOLLARS

cash in hand paid to Andrew Phelps and wife, Clara Phelps, Leonard Guild and wife, Mary Guild, James Guild and wife, Margaret Guild by Anna Johnson, we, Andrew Phelps and wife, Clara Phelps, Leonard Guild and wife, James Guild and wife, Margaret Guild,

have bargained and sold, and by these presents do transfer and convey unto the said Anna Johnson, her 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. 356, of Block 22 on the Map of Hefferman Place, of record in book 161, page 138, Register's Office for said county.
Said Lot fronts 66 feet on the easterly side of 28th Avenue North, formerly McLaughlin Street, and runs back between lines, 150 feet on the north line and 150.6 feet on the south line along the north margin of an alley to another alley in the rear on which it measures 61 feet.
Being the same property conveyed to Adam Guild and wife, Josephine Guild, by deed from L. H. Davis, Sr., and wife, of record in book 29, page 189, said Register's Office, and being the same property vested in Andrew Phelps, Leonard Guild and James Guild, as the only heirs at law of Adam Guild and wife, Josephine Guild, both deceased.



To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Anna Johnson, her heirs and assigns, forever.

And we do covenant with the said Anna Johnson 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, Andrew Phelps, and wife, Clara Phelps, Leonard Guild and wife, Mary Guild, James Guild and wife, Margaret Guild do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Anna Johnson, her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 14 day of May, 1948.

Andrew Phelps
Clara Phelps
James Guild
Leonard Guild
Mary Guild
Margaret Guild

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Benton B. Hare, a Notary Public in and for said County and State, the within named James Guild and wife, Margaret Guild

the bargainor s, 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 17th day of May, 1948.

My Commission expires October 17, 1950.

Benton B. Hare
Notary Public