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WARRANTY DEED — Published by Tennessee Title Company

For and in consideration of the sum of $ TEN AND NO/100THS ($10.00) DOLLARS cash in hand paid by Raymond C. Pierce and wife, Sabina McCrady Pierce, and other good and valuable considerations, the receipt of all of which is acknowledged, and the assumption of the sum of $11,286.96, representing the principal balance of a note dated July 1,1946, for $12,500.00, with interest at the rate of 4% per annum, said principal and interest being payable in monthly installments of $92.50 each,secured by Deed of Trust of record in Book 1253, page 337, Register's Office for Davidson County, Tennessee,

We, L. W. CHERRY and wife, EVELYN M. CHERRY, have bargained and sold, and by these presents do transfer and convey unto the said RAYMOND C. PIERCE and wife, SABINA McCRADY PIERCE, 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, in the City of Belle Meade, being Lot No. 3 and the easterly part of Lot No. 2 on the map of the subdivision of Lot No. 47 in Belle Meade, as of record in Book 421, page 169, Register's Office for said County, described as follows: Beginning at a point in the south margin of Sheppard Place, 159.85 feet east of the easterly margin of Belle Meade Boulevard, being Robert G. Calton's northeast corner; thence with the southerly margin of the Sheppard Place, eastwardly 163.9 feet to the corner of lots Nos. 3 and 4; thence with the line between said lots, southerly 250 feet to a point; thence westerly along the south line of lots Nos. 3 and 2, westerly 124.5 feet to said Calton's southeast corner; thence with his easterly line, northerly 255.5 feet, more or less, to the beginning.

Being part of the property conveyed to L.W. Cherry and wife, Evelyn M. Cherry, by deed from The American National Bank, of record in Book 1280, page 592, said Register's Office.

The above-described property is conveyed subject to restrictions of record in Book 613, page 679, Register's Office for Davidson County, Tennessee, and restrictions, conditions, limitations and zoning regulations affecting the title to the premises, if any, established by the City of Belle Meade.

There is also conveyed with the foregoing property the following fixtures or equipment now in the residence: blinds, shades, fixtures, light bulbs, curtain rods, and electric water heater.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said RAYMOND C. PIERCE and wife, SABINA McCRADY PIERCE, their heirs and assigns, forever.

And we do covenant with the said RAYMOND C. PIERCE and wife, SABINA McCRADY PIERCE, 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., except as aforesaid, and taxes for 1948, which are assumed by purchasers,same having been prorated as of date hereof. And We, L. W. CHERRY and wife, EVELYN M. CHERRY, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said RAYMOND C. PIERCE and wife, SABINA McCRADY PIERCE, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands 10th day of August, 1948

L. W. Cherry

Evelyn M. Cherry

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Annie L. Lauderdale, a Notary Public in and for said County and State, the within named L. W. CHERRY and wife, EVELYN M. CHERRY, 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 10 day of August, 1948.

Commission expires 4/5/50

Annie L. Lauderdale
Notary Public

ANNIE L. LAUDERDALE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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