WARRANTY DEED | Form 1002 | Published by Tennessee Title Company

For and in consideration of the sum of $ 5.00 -

- - - - - - - - - - - - - - - - FIVE AND NO/100 - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by Fletcher W. Patterson and wife, Virginia G. Patterson, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the remainder of said consideration amounting to SEVEN THOUSAND ONE HUNDRED AND NO/100 ($7100.00) DOLLARS, the said Fletcher W. Patterson and wife, Virginia G. Patterson, have expressly assumed and agreed to pay a first mortgage loan which is on the FHA plan, being in the amount of SEVEN THOUSAND ONE HUNDRED AND NO/100 ($7100.00) DOLLARS, and said grantees agree to pay the installment due October 1, 1948, and all subsequent installments, said debt being more fully described in and secured by Deed of Trust executed by The Tennessee Building and Supply Company, to Marvin K. Barry, Trustee, dated September 1, 1948, of record in Book , page , Register's Office for Davidson County, Tennessee;

The Tennessee Building and Supply Company, a Tennessee corporation, has bargained and sold, and by these presents does transfer and convey unto the said Fletcher W. Patterson and wife, Virginia G. Patterson, 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. 9 on the Map of Sherwood Subdivision, as of record in Book [illegible], page 51, Register's Office for said County.

Said Lot No. 9 fronts 85 feet on the easterly side of Sherwood Lane and runs back 196.05 feet on the north line and 196.74 feet on the south line, to a [illegible] in the rear, measuring 85 feet thereon.

Being part of the property conveyed to The Tennessee Building and Supply Company, by deed from Moreau P. Estes and wife, of record in Book 1537, page 385, said Register's Office.

This conveyance is made subject to restrictions in Book 1165, page 74, and in Book 664, page 392, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Fletcher W. Patterson and wife, Virginia G. Patterson, their heirs and assigns, forever.

And The Tennessee Building and Supply Company does covenant with the said Fletcher W. Patterson and wife, Virginia G. Patterson, that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, except as hereinabove set out and taxes for 1948 which have been prorated and assumed by the grantees herein.

And The Tennessee Building and Supply Company does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Fletcher W. Patterson and wife, Virginia G. Patterson, their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, The Tennessee Building and Supply Company has caused this instrument to be executed by its duly authorized officers on this the first day of September, 1948.

ATTEST: | THE TENNESSEE BUILDING AND SUPPLY COMPANY

By: B. L. Estes | By: M. P. Estes

Secretary | President

STATE OF TENNESSEE }
Davidson County }

Personally appeared [redacted] a Notary Public in and for said County and State, the [redacted]

the bargainor___, with wh[redacted]lly [redacted] who a[redacted]pt

executed the within instru[redacted]pose[redacted]ed. [redacted] and a[redacted] at

[redacted]is[redacted] 194

Commission expires ________ Notary Public