For and in consideration of the sum of $ 10.00

Ten and no/100 - - - - - DOLLARS

cash in hand paid, by Mrs. Edna Bradford, and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, Ruth Franks Garrett have bargained and sold, and by these presents do transfer and convey unto the said Mrs. Edna Bradford 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 the southerly 60 feet of lots Nos. 262 and 263 on the plan of Edgefield Land Company's First Subdivision, as of record in book 57, page 130, Register's Office for said County.

Said part of lots Nos. 262 and 263 front 60 feet on the westerly side of South 17th Street and runs back between parallel lines, with the northerly margin of East Side Avenue, 100 feet to the easterly line of lot No. 264.

Being part of the property conveyed to Ruth Franks Garrett by deed from W. W. S. Ashworth and J. R. Ashworth, Executors of the will of W. S. Ashworth, deceased, of record in book 1179, page 51, 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 Mrs. Edna Bradford her heirs and assigns, forever.

And I do covenant with the said Mrs. Edna Bradford that I am lawfully seised and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except for 1948 taxes which have been prorated and assumed by the grantee.

And I, Ruth Franks Garrett do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Mrs. Edna Bradford her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 3rd day of September, 1948

Ruth Franks Garrett

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Dorris Craighead, a Notary Public in and for said County and State, the within named Ruth Franks Garrett with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 9th day of September, 1948

Commission expires April 5, 1950

Dorris Craighead
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

86192V

WARRANTY DEED

FROM Ruth Franks Garrett

TO Mrs. Edna Bradford

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 9 day of SEP 1948 at 12 o'clock P.M.
Noted in Book 4 Page 427
Recording Fee $.50
FELIX J. WILSON, Register.
By [illegible] D.R.

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Home Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia