WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ - - Ten and No/100 - - - - - - - - ($10.00) - DOLLARS cash in hand paid by Tony A. Carter and Wife, Emily E. Carter, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

We, A. J. Coleman and Wife, Edith Coleman, have bargained and sold, and by these presents do transfer and convey unto the said Tony A. Carter and Wife, Emily E. Carter, 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. 20 and the westerly one-half of Lot No. 21 of Block "A" on the Revised Plan of Rainbow Terrace Subdivision, as of record in Book 1130, page 85, Register's Office for said County.
Said Lot No. 20 and part of Lot No. 21 front together 75 feet on the northerly side of Neely's Bend Road and run back between parallel lines, 200 feet to a dead line.
Being part of the property conveyed to A. J. Coleman and Wife, Edith Coleman, by deed from J. R. Coarsey, Trustee, of record in Book 1559, page 587, said Register's Office.

The above property is conveyed subject to: Easement for T.V.A. power line of record in Book 1149, page 529; easement for public utility purposes as shown in Book 1130, page 85; and restrictive covenants of record in Book 1380, page 88, said Register's Office.

Lovell & Malone, a partnership, owners and holder of an installment note dated January 5, 1948, in the amount of $33,000.00, secured by a lien retained in installment warranty deed which appears of record in Book 1559, page 587, Register's Office for Davidson County, Tennessee, for a sufficient and valuable consideration, the receipt of which is hereby acknowledged, joins in this instrument for the purpose of releasing the property herein described from the lien mentioned herein, but not further or otherwise.

The undersigned, J. R. Coarsey, Trustee, joins in this instrument for the purpose of approving the release of the property herein conveyed.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Tony A. Carter and Wife, Emily E. Carter, their heirs and assigns, forever.

And we do covenant with the said Tony A. Carter and Wife, Emily E. Carter, 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, A. J. Coleman and Wife, Edith Coleman, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Tony A. Carter and Wife, Emily E. Carter, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 27th day of December, 1948

LOVELL & MALONE
By: Chas. F. Lovell
Member of Partnership
J R Coarsey Trustee

A. J. Coleman
Edith Coleman

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, Anne Abernathy, a Notary Public in and for said County and State, the within named A. J. Coleman and Wife, Edith Coleman, Chas. F. Lovell, Member of Partnership of Lovell & Malone, and J. R. Coarsey, Trustee,

the bargainors, 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 27th day of December, 1948

Commission expires 1-17-1950

Anne Abernathy
Notary Public