WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $6400.00 - - - - - - - - - - - - - - - - - -

- - - - - - - - - - SIX THOUSAND FOUR HUNDRED AND NO/100 - - - - - - - - - DOLLARS cash in hand paid by Francis E. Metzgar and wife, Lena Mai H. Metzgar, the receipt of which is hereby acknowledged,

we, Arthur Wilkins and wife, Edna Wilkins, have bargained and sold, and by these presents do transfer and convey unto the said Francis E. Metzgar and wife, Lena Mai H. Metzgar, 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. 8 on the Map of the H. R. Drake Et Al Subdivision at Goodlettsville, on Two-Mile Pike, and described according to a copy of a survey by J. R. Scott, Surveyor, March 23, 1948, as follows:

Beginning at a point in the easterly margin of Two-Mile Pike, at the common corner of Lots 8 and 9, said point being 150 feet north of the north margin of a 50-foot unnamed street leading from Two-Mile Pike to the L. & N. Railroad underpass; thence with the line between said lots, easterly 256 feet to a point in the westerly margin of the L. & N. Railroad right-of-way; thence with the margin of said right-of-way northerly 75 feet to the common corner of Lots Nos. 7 and 8; thence with the line between said lots westerly 265 feet to the easterly margin of Two-Mile Pike; thence with the margin of the same southerly 75 feet to the beginning.

Being part of the property conveyed to Arthur Wilkins by deed from H. R. Drake et al, of record in Book 1677, page 191, Register's Office for said County.

This conveyance is made subject to restrictions of record in Book 1677, page 191, 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 Francis E. Metzgar and wife, Lena Mai H. Metzgar, their heirs and assigns, forever.

And we do covenant with the said Francis E. Metzgar and wife, Lena Mai H. Metzgar, 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 taxes for the year 1949 which have been prorated and assumed by the Grantees herein.

And we, Arthur Wilkins and wife, Edna Wilkins, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Francis E. Metzgar and wife, Lena Mai H. Metzgar, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 1st day of March, 1949.

Arthur Wilkins

Edna Wilkins

STATE OF TENNESSEE
Davidson County

Personally appeared before me, H. Paul Green, a Notary Public in and for said County and State, the within named Arthur Wilkins and wife, Edna Wilkins, 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 1 day of March, 1949.

Commission expires [illegible]

H. Paul Green
Notary Public