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WARRANTY DEED

For and in consideration of the sum of _____ DOLLARS

One ($1.00) and no/100 -

cash in hand paid by H. T. Claxton and wife, Oweise Claxton, the receipt of which is hereby acknowledged, and the further consideration of the love and affection we have for H. T. Claxton and wife, Oweise Claxton.

We, Lou Belle Asher, a widow, and Nancy Ann Tritschler

have bargained and sold, and by these presents do transfer and convey unto the said H. T. Claxton and wife, Oweise Claxton, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 9th, formerly the 14th, Civil District of said County, described according to a survey made by Lewis D. Justice, Surveyor, January 8, 1946, as follows:
Beginning at a stake in the center of Pasqua Road, the northeast corner of a tract of land owned by Payton Robertson; thence with the northern boundary line of said Robertson tract of land, north 88° 35' west 1711 feet to a post and stake on said Robertson tract; thence north 2° 55' east 254.6 feet to a stake; thence south 88° 35' east 1711 feet to a stake in the center of said Pasqua Road; thence with the center of said Road, south 2° 55' west 254.6 feet to the point of beginning, containing 10 acres, more or less.
Being part of the property conveyed to James J. Asher by deed from Alma Allison et al. of record in book 814, page 201, Register's Office for said County, the said James (J.) Asher having subsequently conveyed a one-half undivided interest to Lou Belle Asher, by deed of record in book 1025, page 165, said Register's Office, the said James (J.) Asher now being deceased.
The above named grantors and Oweise Claxton(one of the grantees) being the widow and children and only heirs-at-law of James (J.) Asher, deceased.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said H. T. Claxton and wife, Oweise Claxton, their heirs and assigns, forever.

And we do covenant with the said H. T. Claxton and wife, Oweise Claxton 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 do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said H. T. Claxton and wife, Oweise Claxton, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 2nd day of July, 1948.

Lou Belle Asher.

Nancy Ann Tritschler

STATE OF TENNESSEE
Davidson County

Personally appeared before me, E. B. Walton, a Notary Public in and for said County and State, the within named Lou Belle Asher, a widow and Nancy Ann Tritschler, a spinster, 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 office, this 14th day of July, 1948.

E. B. Walton
Notary Public

My Commission Expires Apr. 5- 1949

E. B. WALTON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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