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WARRANTY DEED

For and in consideration of the sum of FIVE AND NO/100THS . . . . . ($5.00) DOLLARS cash in hand paid by ERNEST J. DICKSON and wife, BROWNIE K. DICKSON, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, ERNEST C. PERRY and wife, HELEN HAYES PERRY,

have bargained and sold, and by these presents do transfer and convey unto the said ERNEST J. DICKSON and wife, BROWNIE K. DICKSON,

their 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 Lot No. 38 on the Map of Wallace Subdivision, Part 1, as of record in Book 1424, page 16, Register's Office for said County.

Said Lot No. 38 fronts 100 feet on the easterly side of Sneed Avenue and runs back 208.2 feet on the northerly line and 218.4 feet on the southerly line, to a dead line, measuring 100 feet thereon.

Being the same property conveyed to Ernest C. Perry by deed from Fred H. Brown and wife, of record in Book 1780, page 391, said Register's Office.

Above property conveyed subject to the following restrictive covenants:
Book 1049, page 546 Book 1165, page 411 Book 1280, page 392
Book 1559, page 393 Book 1303, page 55

Above property conveyed subject to the following easements:
Book 1037, page 572 Book 1424, page 16

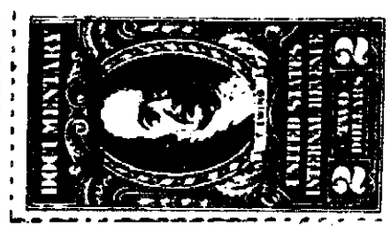
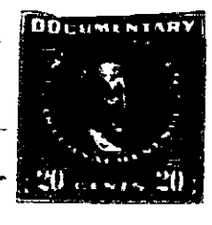
Taxes for 1950 to be paid by purchaser, same having been prorated as of date of deed.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said ERNEST J. DICKSON and wife, BROWNIE K. DICKSON, their heirs and assigns, forever.

And we do covenant with the said ERNEST J. DICKSON and wife, BROWNIE K. DICKSON, 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 as hereinbefore set out.

And we, ERNEST C. PERRY and wife, HELEN HAYES PERRY, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said ERNEST J. DICKSON and wife, BROWNIE K. DICKSON, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this twenty-second day of May, 1950.

Ernest C. Perry
Helen Hayes Perry

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Louise Lowe, a Notary Public in and for said County and State, the within named ERNEST C. PERRY and wife, HELEN HAYES PERRY,

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 office, this 22 day of May, 1950

Commission expires July 11, 1953

Louise Lowe
Notary Public

SOUTHERN TITLE GUARANTEE CO. DAVIDSON COUNTY TENN.

FOSSETT & HARRIS CO. NASHVILLE

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