WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ Five ($5.00) - DOLLARS

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, W. J. McMurtry and wife, Lillie May McMurtry have bargained and sold, and by these presents do transfer and convey unto the said Ben K. Espey and wife, Mae Windrow Espey their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

A tract of land in the 6th, formerly 8th, Civil District of Davidson County, Tennessee, being Lot No. 2 on the unrecorded Map of the Baxter 110 acre tract, described according to a survey made by Erle Drake, County Surveyor, January 10, 1918, as follows:
Beginning in the center of the county road at a point south 85° east 577 feet from the center of the Franklin Turnpike, being S. E. Binkley's southeast corner; thence with the center of said road, south 85° east 445.6 feet; thence north 5° east 488.8 feet; thence north 85° west 445.6 feet to Binkley's northeast corner; thence south 5° west 488.8 feet to the beginning, containing five acres, more or less.
Being the same property conveyed to W. J. McMurtry and wife, Lillie May McMurtry, by deed from Leah Allen McDowell and husband, of record in book 1422, page 279, Register's Office for said County.

Possession to be given not later than July 1, 1950.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ben K. Espey and wife, Mae Windrow Espey their heirs and assigns, forever.

And we do covenant with the said Ben K. Espey and wife, Mae Windrow Espey 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, W. J. McMurtry and wife, Lillie May McMurtry do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Ben K. Espey and wife, Mae Windrow Espey their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 26 day of May, 1950.

W. J. McMurtry

Lillie May McMurtry

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ethelyne Tatom, a Notary Public in and for said County and State, the within named W. J. McMurtry and wife, Lillie May McMurtry the bargainer s, 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 26 day of May, 1950.

Commission expires Oct. 23, 1951

Ethelyne Tatom
Notary Public