WARRANTY DEED

For and in consideration of the sum of Six Thousand Four Hundred Fifty ($6,450.00) and - 00/100 DOLLARS of which One Thousand Three Hundred Six and 19/100 ($1,306.19) Dollars has been paid in cash by Pauline Yandell, the receipt of which is hereby acknowledged and for the balance the said Pauline Yandell assumes the payment of the unpaid balance of two notes aggregating Five Thousand One Hundred Forty Three and 81/100 ($5,143.81) Dollars, which are secured by two Trust Deeds, one of record in Book 1455, page 349, and the other in Book 1455, page 595, Register's Office for Davidson County, Tennessee,
We, Clifton Carroll and wife, Madie B. Carroll

have bargained and sold, and by these presents do transfer and convey unto the said Pauline Yandell, to her sole and separate use, free from the martial rights of her present or any future husband, her 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. 17 on the Map of Victory Heights Subdivision, of record in book 1130, page 97, Register's Office for said County. Said Lot No. 17 fronts 60 feet on the North side of Chickasaw Avenue and runs back between parallel lines 150 feet to a dead line.
Being the same property conveyed to Clifton Carroll and wife, Madie B. Carroll, by deed from T. M. Grinnell and wife, of record in Book 1562, page 389, said Register's Office.

Said property is conveyed subject to restrictions recorded in Book 1357, page 677, Register's Office for Davidson County, Tennessee and subject to a 35-foot set-back line from Chickasaw Avenue and a 10-foot easement along the rear of the lot for public utilities.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Pauline Yandell, her heirs and assigns, forever.

And we do covenant with the said Pauline Yandell 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 herein stated and the 1950 taxes which the purchaser assumes.

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 Pauline Yandell, her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 10 day of July, 1950.

Clifton Carroll

Madie B. Carroll

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Fannie R. Wright, a Notary Public in and for said County and State, the within named Clifton Carroll and Madie B. Carroll

the bargainor 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 office, this 10 day of July, 1950.

Commission expires July 5, 1952

Fannie R. Wright
Notary Public

FOSTER & PARKES CO NASHVILLE