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WARRANTY DEED Form 1061 Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00

---------- Ten and No/100 ---------- DOLLARS

Cash in hand, paid by Jack R. Billington and wife, Barbara Ann R. Billington,

and other good and valuable consideration,

We, Grady Woodson, ~~xxx~~ and wife, Juanita P. Woodson

have bargained and sold, and by these presents do transfer and convey unto the said Jack R. Billington and wife, Barbara Ann R. Billington

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 3rd, formerly 2nd, Civil District of Davidson County, Tennessee, being part of a tract marked "Reserved" on the Map of Donelson Heights, as of record in Book 1424, Page 35, Register's Office for said County, lying immediately north of Lot 71, shown on said plan, and described as follows:

Beginning at a point at the common northerly or rear corner of Lots 70 and 71 on said plan; thence northwesterly along the line between said lots, if extended, 159 feet more or less to the southerly margin of McCampbell Avenue; thence northeasterly along the margin of said Avenue 85 feet to a point; thence southerly along the line between lots 71 and 72, if extended, 159 feet more or less to the common rear or northerly corner of Lots 71 and 72; thence westerly along the rear line of Lot 71, 85 feet to the beginning.

Being the same property conveyed to Grady Woodson and wife, Juanita P. Woodson, by deed from Walter K. Walker and wife, Elsie Dishman Walker, of record in Book 1847, Page 473, R. O. D. C., 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 Jack R. Billington and wife, Barbara Ann R. Billington

their heirs and assigns, forever.

And we do covenant with the said Jack R. Billington and wife, Barbara Ann R. Billington 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., Grady Woodson, and wife, Juanita P. Woodson do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jack R. Billington and wife, Barbara Ann R. Billington, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 15 day of January, 19 51.

Grady Woodson

Juanita P. Woodson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Mary C. Mammarelli, a Notary Public in and for said County and State, the within named Grady Woodson and wife, Juanita P. Woodson

the bargainor, 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 15 day of January, 19 51.

My Commission expires July 11, 1953.

Mary C. Mammarelli
Notary Public

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