For and in consideration of the sum of ----------$10.00----------
----------TEN AND NO/100---------- DOLLARS

CASH IN HAND PAID AND OTHER VALUABLE CONSIDERATIONS, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED.

WE, CARL J. BATSON AND WIFE, BETTY J. BATSON

have bargained and sold, and by these presents do transfer and convey unto the said LEROY KIRBY AND WIFE, ROSIE KIRBY

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. 5 IN T. W. CRUTCHER'S SUBDIVISION, OF RECORD IN BOOK 332, PAGE 4, OF THE REGISTER'S OFFICE FOR SAID COUNTY, SAID LOT NO. 5 IS DESCRIBED AS FOLLOWS:

THE WESTERLY ONE-HALF OF SAID LOT NO. 5 FRONTS 50 FEET ON THE SOUTHERLY SIDE OF TRINITY AVENUE AND RUNS BACK ON THE WESTERLY LINE 165.78 FEET TO AN ALLEY AND ON THE EASTERLY LINE 166 FEET, MORE OR LESS TO SAID ALLEY, AND MEASURES 50 FEET. THE WESTERLY LINE OF SAID LOT BEING 377 FEET FROM THE EASTERLY MARGIN OF MERIDIAN STREET.

THE EASTERLY ONE-HALF OF SAID LOT NO. 5 FRONTS 50 FEET ON THE SOUTHERLY SIDE OF TRINITY AVENUE AND RUNS BACK BETWEEN PARALLEL LINES 165.78 FEET ON THE WEST LINE TO AN ALLEY, AND RUNS BACK ON THE EAST LINE 166.87 FEET TO SAID ALLEY.

BEING THE SAME PROPERTY CONVEYED TO CARL J. BATSON AND WIFE, BETTY J. BATSON, BY DEED FROM LEROY KIRBY AND WIFE, ROSIE KIRBY, OF RECORD IN BOOK 1914, PAGE 89, SAID REGISTER'S OFFICE.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said LEROY KIRBY AND WIFE, ROSIE KIRBY

THEIR heirs and assigns, forever.

And WE do covenant with the said LEROY KIRBY AND WIFE, ROSIE KIRBY

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, CARL J. BATSON AND WIFE, BETTY J. BATSON

do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to the said land to the said LEROY KIRBY AND WIFE, ROSIE KIRBY

THEIR heirs and assigns against the lawful claims of all persons, whomsoever.

Witness OUR hand S this 20TH day of JANUARY, 19 51

Carl J. Batson

Betty J. Batson

DOCUMENTARY

STATE OF TENNESSEE
Davidson County

Personally appeared before me, James R. Beasley Jr., a Notary Public in and for said County and State, the within named CARL J. BATSON AND WIFE, BETTY J. BATSON

the bargainer, 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 20TH day of JANUARY, 19 51

Commission expires Jan 3, 1954

James R. Beasley Jr.
Notary Public

24426

WARRANTY DEED

FROM
CARL J. BATSON AND WIFE,
BETTY J. BATSON

TO
LEROY KIRBY AND WIFE,
ROSIE KIRBY

KIMBROUGH-PHILLIPS COMPANY

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 22 day of JAN 1951 at 2:41 o'clock P.M.
Noted in Book 2424 Page 103
Recording Fee $ .50
JAMES P. WILSON, Register
By Dpt. Reg.

Attorneys Title Company
Titles Guaranteed

IF YOU WANT TO
Sell, Mortgage or Insure
This property Please Call
KIMBROUGH-PHILLIPS CO.
5-7733 416 UNION ST