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FOR AND IN CONSIDERATION of the sum of Twelve Thousand Dollars ($12,000), cash in hand paid, the receipt of which is hereby acknowledged, we, John H. Gatlin and wife, Lula May Gatlin, have bargained and sold and by these presents do transfer and convey unto Esso Standard Oil Company, a Delaware corporation, its successors and assigns, a certain tract or parcel of land in the Eighth Civil District of Davidson County, Tennessee, described as follows:

> The southwesterly part of Lot No. 4 and the westerly parts of Lots Nos. 5 and 6 on the Map of W. A. Gilmore's Plan of Lots, as of record in book 161, page 58, Register's Office for Davidson County, Tennessee, described according to a survey made by John M. Sullivan, County Surveyor, February 14, 1951, as follows:
>
> Beginning at a point on the southwesterly margin of U. S. Highway 41-W at the southeast corner of said Highway and a 10 foot alley running along the western boundary line of Lots Nos. 4, 5, 6 and 7 in said Plan; thence with the southwesterly margin of said Highway, south 55° 22' east 103.43 feet to the beginning of a curve; thence around said curve in a southeasterly direction 88.69 feet to a point in the line between said Lots Nos. 6 and 7; thence with the line between said lots, north 87° 45' west 146 feet, more or less, to the easterly margin of said alley; thence with the easterly margin of said alley, north 1° 02' west 115 feet to the beginning.
>
> Being the same property conveyed to John H. Gatlin and wife, Lula May Gatlin, by deed from Oliver Ralph and wife, Annie S. Ralph, said deed being of record in Book No. 1272, page 629, R. O. D. C., Tennessee.

TO HAVE AND TO HOLD the said tract of land, with the appurtenances, estate, title and interest thereto belonging, to the said Esso Standard Oil Company, its successors and assigns, forever.

And we do covenant with the said Esso Standard Oil Company that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered, except for 1951 taxes, which the grantee agrees to pay.

And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said

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