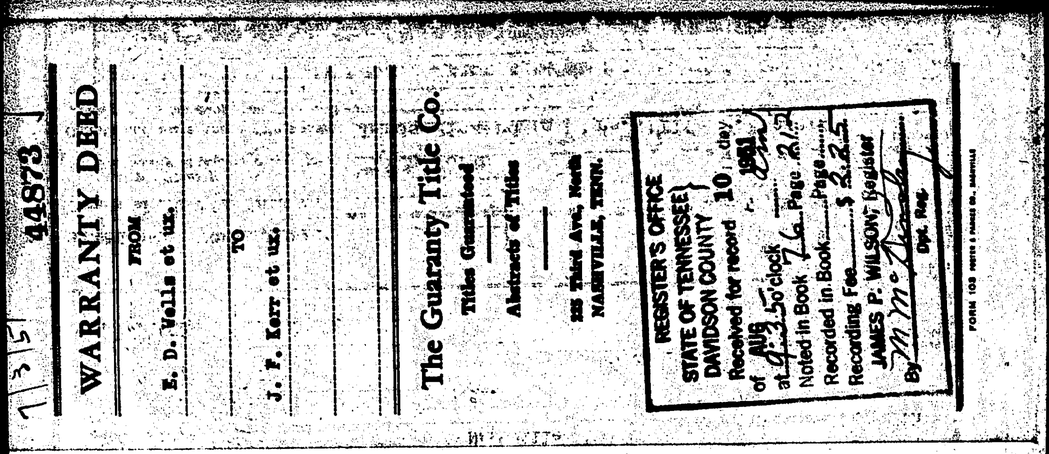


44873

WARRANTY DEED

FROM
E. D. Wells et ux.

TO
J. F. Kerr et ux.

The Guaranty Title Co.
Titles Guaranteed
Abstracts of Titles
225 Third Ave. North
NASHVILLE, TENN.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
10 day
of AUG 1951
at 4:35 o'clock
Noted in Book 76 Page 212
Recorded in Book Page
Recording Fee $2.25
JAMES P. WILSON, Register
By Dpt. Reg.

FORM 103 PRINTED BY FOSTER & WEBB CO., NASHVILLE

WARRANTY DEED J. R. WEST FORM xyz-d THE GUARANTY TITLE COMPANY

For and in Consideration of the sum of

Seven Hundred Eighty ($780.00) and no/100 - - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by J. F. Kerr and wife, Lorene Kerr, the receipt of which is hereby acknowledged.

We, E. D. Wells and wife, Ethel M. Wells

have bargained and sold, and by these presents do transfer and convey unto the said

J. F. Kerr and wife, Lorene Kerr, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 12th, formerly the 21st, Civil District of said County, described according to a survey made by Lewis D. Justice, Surveyor, June 26, 1951, as follows: Beginning in the center of Brick Church Pike where same intersects with the north line of Brick Church Lane, being the southeast corner of the property herein described; thence with the northerly margin of Brick Church Lane, south 88° 37' west 505.6 feet to a stake in E. D. Wells southeast corner; thence with Wells east line, north 23° 39' east 348.6 feet to a stake; thence north 81° 48' east 131.2 feet to a stake; thence south 76° 35' east 287 feet to the center of Brick Church Pike; thence with the center of said Pike, south 15° 36' west 109.9 feet; thence south 7° 38' west 88.1 feet; thence south 2° 03' west 100 feet to the point of beginning, containing 3.493 acres, more or less.
Being part of the property conveyed to Ethel M. Wells and husband, E. D. Wells by deed from James Pickard and wife, of record in book 1880, page 218, Register's Office for said County.

I, James Pickard, for a sufficient consideration, being the true and lawful holder and owner of the notes securing the vendor's lien retained in the deed from James Pickard and wife, to Ethel M. Wells and husband, of record in book 1880, page 218, Register's Office for Davidson County, Tennessee, do hereby join herein for the purpose of releasing from the lien of said deed above mentioned, the property herein described and conveyed, but no further or otherwise.