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For and in consideration of the sum of One Hundred ($100.00)

DOLLARS

cash in hand paid, the receipt of which is hereby acknowledged,

We, Howard Frutiger and wife, Agnes R. Frutiger,

have bargained and sold, and by these presents do transfer and convey unto the said Melvin Teasley and wife, Peggy F. Teasley,

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

Situated in the 14th Civil District of said County and State and being on the north side of the north section of Bernard Road and beginning at a point in the center of North Bernard Road 170 feet East of Howard Frutiger's corner in Steimle's (now Potter's) line; thence south 89° East 80 feet to a point in the center of said Road; thence due north 175 feet to a point; thence due west 80 feet to a point; thence due south 175 feet to the point of beginning, containing 14,000 square feet and being a part of the same property conveyed to Howard Frutiger by deed of Jacob Frutiger and Elizabeth Frutiger as is of record in Book 782, Page 788, 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 Melvin Teasley and wife, Peggy F. Teasley, their heirs and assigns, forever.

And we do covenant with the said Melvin Teasley and wife, Peggy F. Teasley, 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 do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Melvin Teasley and wife, Peggy F. Teasley, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 23rd day of July, 19 51

Howard Frutiger

Agnes R. Frutiger

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ona A. Owens, a Notary Public in and for said County and State, the within named Howard Frutiger and wife, Agnes R. Frutiger,

the bargainors, 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 23rd day of July, 19 51

Commission expires April 6, 1955.

Notary Public

ONA A. OWENS NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

FROM
HOWARD FRUTIGER, ET UX

TO
MELVIN TEASLEY, ET UX

45568

16 1955

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Recording Fee $2.00

JAMES P. WILSON, Register

Deputy Register

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

G 405