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WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00*----------

-------Ten----------00/100---------- DOLLARS

and other good and valuable consideration, the receipt and sufficiency thereof is hereby acknowledged,

[redacted]

I, Lucius Callaway have bargained and sold, and by these presents do transfer and convey unto the said Recia Callaway, my wife

her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit: Parts of tracts #3 and 4 according to an unrecorded plat of the Life and casualty subdivision property situated on the Southerly side of Old Hickory Boulevard, more particularly described as follows: Beginning at a point in the center of an unnamed road, said road being 30 feet wide, said point being the southeasterly corner of the Hayes land, running thence with the south line of the Hayes land north 89 degrees 25 minutes west, a distance of 1,490.9 feet to a point, said point being in the Nashville Industrial Corporation easterly boundary line and being the southwesterly corner of the Hayes land, thence south 39 degrees 40 minutes west with the Nashville Industrial Corporation line a distance of 561.9 feet to a point, thence south 88 degrees 42 minutes east a distance of 1,730 feet to a point, thence north 88 degrees 18 minutes east a distance of 210 feet to a point in the center of an unnamed 30 foot road, thence along the center of said unnamed 30 foot road north 9 degrees 33 minutes west a distance of 448.6 feet to the point of beginning comprising an area of 17.325 acres more or less,

this conveyance is subject to all restrictions, covenants, and easements of record in book 989, page 235, R. O. D. C., Tennessee as set out in the Installment Deed from the Life and Casualty Insurance Company to Lucius Callaway et ux on said book and page.

Being the same property as conveyed from the Life and Casualty Insurance Company to Lucius Callaway et ux, Recia Callaway as recorded by Installment Deed in Book 989, Page 235, 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 Recia Callaway her heirs and assigns, forever.

And I do covenant with the said Recia Callaway that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it. and the same is unencumbered.

And I, Lucius Callaway do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Recia Callaway her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 4 day of September, 19 51.

Lucius Callaway

STATE OF TENNESSEE
Davidson County

Personally appeared before me, James H. Hill, a Notary Public in and for said County and State, the within named Lucius Callaway

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Old Hickory, Tennessee, this 4th day of September, 19 51.

Commission expires 4/20/54

James H. Hill
Notary Public

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