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

cash in hand paid, the receipt of which is hereby acknowledged, and the assumption of the balance of $11,854.69 due and owing to Fidelity Federal Savings & Loan Association on a note in the principal sum of $12,100.00, secured by deed of trust to Louis Leftwich, Jr., Trustee, of record in Book 2056, page 635, R.O.D.C., Tennessee

WE, John R. Sanders et ux, Reba M. Sanders

have bargained and sold, and by these presents do transfer and convey unto the said Blythe Bond Sanders et ux, Mary Sanders

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

Being lot No. 195 on the Map of Maplecrest Subdivision, as of record in Book 1835, pages 27 and 28, R.O.D.C., Tennessee.

Said lot No. 195 fronts 95 feet on the southerly side of Modena Drive and extends back between parallel lines 150 feet to a dead line in the rear, measuring 95 feet thereon.

Being the same property conveyed to John R. Sanders et ux, Reba M. Sanders by deed from Clyde D. Smith et ux, Dorothy F. Smith, of record in Book 2024, page 249, 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 Blythe Bond Sanders et ux, Mary Sanders their heirs and assigns, forever.

And we do covenant with the said Blythe Bond Sanders et ux, Mary Sanders 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, John R. Sanders et ux, Reba M. Sanders do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Blythe Bond Sanders et ux, Mary Sanders their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 11th day of January 19 52

DOCUMENTARY 50 CENTS 50 DOCUMENTARY 5 CENTS 5

John R. Sanders

Reba M. Sanders

STATE OF TENNESSEE
Davidson County

Personally appeared before me, John R. & Reba M. Sanders a Notary Public in and for said County and State, the within named John R. Sanders et ux, Reba M. Sanders

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 11th day of January 1952

Commission expires Nov 2, 1953

Notary Public

57918

WARRANTY DEED

FROM JOHN R. SANDERS ET UX, REBA M. SANDERS

TO BLYTHE BOND SANDERS ET UX, MARY SANDERS

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 16 day of JAN 1952 at 2:15 o'clock
Noted in Book 2177 Page 197
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By M M Quarles Dep. Reg.

Attorneys Title Company
Titles Guaranteed
120 Union Street
NASHVILLE, TENN.
Agents For
American Title & Insurance Co.
MIAMI, FLA.

FORM #1