WARRANTY DEED Form 1001 Published by Tennessee Title Company

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

Cash in hand and other valuable considerations, receipt of which are hereby acknowledged,

MALLERNEE REALTY COMPANY, Inc.,

has bargained and sold, and by these presents do transfer and convey unto the said Melvin M. Chaffin and wife, Gertrude Chaffin 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. 1 on the unrecorded Map showing the Division of two parts of Lot No. 25 in the Subdivision of the C. C. Vernon Farm, of record in Book 161, page 164, Register's Office for said County, and described according to a copy of a survey thereof made by Lewis D. Justice, April 30, 1942, as follows:

BEGINNING at a point in the easterly margin of Orlando Avenue at the common corner of Lots Nos. 1 and 2, being 175.4 feet north of the north margin of Burgie Avenue extended; thence with the line between said lots easterly 154.6 feet to a point in the west line of Lot No. 5; thence with the line between Lots Nos. 1 and 5, north 8 deg. 20' east, 129 feet to a point; thence south 81 deg. 10' west 174.4 feet to the easterly margin of Orlando Avenue; thence with the margin of the same southerly 50 feet to the point of beginning.

Being the same property conveyed to Mallernee Realty Company, Inc., by deed from Benjamin F. Hutcherson and wife, Ailene McCord Hutcherson, as of record in Book 2096, page 595, Register's Office for Davidson County, 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 M. Chaffin and wife, Gertrude Chaffin their heirs and assigns, forever.

And Mallernee Realty Company, Inc., / does covenant with the said Melvin M. Chaffin and wife, Gertrude Chaffin that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it. and the same is unencumbered.

And Mallernee Realty Company, Inc., do further covenant and bind itself, its/ successors and assigns and representatives, to warrant and forever defend the title to the said land to the said Melvin M. Chaffin and wife, Gertrude Chaffin their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, Mallernee Realty Company, Inc., has caused this instrument to be executed by its duly authorized officer this 8th day of December, 1952.

MALLERNEE REALTY COMPANY, Inc.

By: O. E. Mallernee Jr.
President

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

Commission expires _____

Notary Public