2135

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

----------TEN AND No/100----------DOLLARS

CASH IN HAND PAID AND OTHER VALUABLE CONSIDERATIONS, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED.

I, A. S. JOHNSON

have bargained and sold, and by these presents do transfer and convey unto the said JAMES C. LANCASTER AND WIFE, LEOTA P. LANCASTER

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

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 21, SECTION 1, ON THE PLAN OF GLENCOE ACRES, OF RECORD IN BOOK 1835, PAGES 136, 137 AND 138, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT NO. 21 FRONTS 98 FEET ON THE WESTERLY SIDE OF MIMOSA DRIVE AND RUNS BACK BETWEEN LINES 198.2 FEET ON THE NORTHERLY SIDE AND 206.8 FEET ON THE SOUTHERLY SIDE (BEING A BROKEN LINE) TO A DEAD LINE IN THE REAR AND MEASURES 45 FEET ON SAID DEAD LINE.

BEING THE SAME PROPERTY CONVEYED TO A. S. JOHNSON BY DEED FROM SOUTHERN TRUST COMPANY OF NASHVILLE, INC., OF RECORD IN BOOK 2090, PAGE 451, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THE SAID A. S. JOHNSON ELECTS TO TAKE HIS HOMESTEAD IN OTHER PROPERTY SPECIFICALLY CLAIMING HOMESTEAD IN PROPERTY LOCATED AT 118 ANTIOCH PIKE, NASHVILLE, 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 JAMES C. LANCASTER AND WIFE, LEOTA P. LANCASTER

THEIR heirs and assigns, forever.

And I do covenant with the said JAMES C. LANCASTER AND WIFE, LEOTA P. LANCASTER 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, A. S. JOHNSON do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to the said land to the said JAMES C. LANCASTER AND WIFE, LEOTA P. LANCASTER THEIR heirs and assigns against the lawful claims of all persons, whomsoever.

Witness MY hand this 16TH day of FEBRUARY, 19 53

A. S. Johnson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, L. R. Kramer, a Notary Public in and for said County and State, the within named A. S. JOHNSON

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 office, this 16TH day of FEBRUARY, 1953

Commission expires April 26 1955

L. R. Kramer
Notary Public

90729

WARRANTY DEED

FROM

A. S. JOHNSON

TO

JAMES C. LANCASTER AND WIFE,

LEOTA P. LANCASTER

KIMBROUGH PHILLIPS COMPANY

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 17 day of FEB 1953 at 11:40 o'clock A.M.
Noted in Book 24 Page 47
Recorded in Book Page
Recording Fee $3.00
JAMES P. WILSON, Register
By

Attorneys Title Company

Title Guarantee Co.

FORM 31

515