THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

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

- - - - - - - - - - - - - - - Ten & 00/100 - - - - - - - - - **DOLLARS**

cash in hand paid, the receipt of which is hereby acknowledged, and for other good and valuable considerations, we, B. Y. Story and wife, Nannie Lee Story,

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** Lawrence Breeden, Jr. et ux, Elizabeth Breeden, _____ **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 the westerly 50 feet of the easterly 150 feet of the northerly 180 feet of Block 31 on the Plan of Charlotte Park Company's First Addition to Nashville, as of record in Book 57, page 103, Register's Office for said county.

Said part of Block 31 fronts 50 feet on the southerly side of Elkins, formerly Second, Avenue and runs back between parallel lines 180 feet to an alley.

Being the same property conveyed to B. Y. Story and wife, Nannie Lee Story, by deed from Andrew J. Hendrickson and wife, of record in Book 1282, page 339, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lawrence Breeden, Jr. and wife, Elizabeth Breeden, their heirs and assigns, forever.

And we **do covenant with the said** Lawrence Breeden, Jr. and wife, Elizabeth Breeden, **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, B. Y. Story and wife, Nannie Lee Story **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Lawrence Breeden, Jr. and wife, Elizabeth Breeden, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our hands this 16th day of May, 1953

B. Y. Story

Nannie Lee Story

STATE OF ~~TENNESSEE~~ TEXAS
~~Davidson~~ County

Personally appeared before me, Mrs. Chas. V. Welch, a Notary Public in and for said County and State, the within named B. Y. Story et ux, Nannie Lee Story

the bargainor S, 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 16th day of May, 1953

Commission expires June 1953

Mrs. Chas. V. Welch
Notary Public