For and in consideration of the sum of $ 11,250.00 - - - - - - - - - - - - - - - - - - - - - - -
Eleven Thousand Two Hundred Fifty and No/100 - - - - - - - - - - - - - - - - - - - - DOLLARS
Cash in hand paid by Bart G. Llana and wife, Evelyn B. Llana, the receipt of which is hereby acknowledged, we,

A. J. COLEMAN AND WIFE, EDITH COLEMAN

have bargained and sold, and by these presents do transfer and convey unto the said Bart G. Llana and wife, Evelyn B. Llana 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. 20 on the Preliminary Plat of Rainbow Terrace Subdivision, Section IV, not of record, and described as follows:

Beginning at a point on the easterly margin of Hillcrest Drive, at the common corner of Lots 19 and 20; thence with the line between said lots, easterly 418.9 feet to the center line of a TVA Transmission line easement; thence with the center of said easement northerly 112.1 feet to the common corner of Lots 20 and 20-A; thence with the line between said lots, westerly 425.6 feet to a point on the easterly margin of Hillcrest Drive; thence with the margin of said Drive, southerly 112 feet to the beginning.

Being part of the property conveyed to A. J. Coleman and wife, Edith Coleman, by deed from J. R. Coarsey, Trustee, of record in Book 1559, page 587, Register's Office for said County.

This conveyance is made subject to restrictions in Book 2139, page 472, and the plan of Rainbow Terrace, Section IV, not of record, shows a 40-foot building set-back line from Hillcrest Drive, a TVA Transmission line easement over the rear 50 feet of the lot, and a 10-foot easement for public utilities across the rear of the lot, adjacent to and west of said TVA easement.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Bart G. Llana and wife, Evelyn B. Llana their heirs and assigns, forever.

And we do covenant with the said Bart G. Llana and wife, Evelyn B. Llana 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, except 1953 taxes which have been prorated and are hereby assumed by the purchasers.

And we, A. J. Coleman and wife, Edith Coleman do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Bart G. Llana and wife, Evelyn B. Llana their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 4th day of June, 1953.

A. J. Coleman
Edith Coleman

STATE OF TENNESSEE
Davidson County

Personally appeared before me, O. G. Jones, a Notary Public in and for said County and State, the within named A. J. Coleman and wife, Edith Coleman 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 Nashville, Tennessee, this 4th day of June, 1953.

Commission expires July 6, 1955

O. G. Jones, Notary Public

110999

WARRANTY DEED

FROM
A. J. COLEMAN AND WIFE,
EDITH COLEMAN

TO
BART G. LLANA AND WIFE,
EVELYN B. LLANA

GUARANTY TITLE CO. NASHVILLE

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record the 5th day of JUN 1953 at 12:01 o'clock P.M.
Noted in Book 80 Page 33
Recorded in Book 2149
Recording Fee 2.00
JAMES P. WILLIAMS, Register
By M. McAlister, Deputy Register

DEED MORTGAGE CORPORATION of Richmond, Virginia

1250.