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APPROVED
C. H. BRILEY, JR.
ATTORNEY

WARRANTY DEED Form 1061 **Published by Tennessee Title Company**

For and in consideration of the sum of $ 10.00

----------TEN AND NO/100---------- **DOLLARS**

cash in hand paid by the grantees herein, and other good and valuable considerations,

the receipt of which is hereby acknowledged,

we, Bennie B. Goodman, Jr., and wife, Kathrine Ann Goodman,

have bargained and sold, and by these presents do transfer and convey unto the said JACK W. McCULLOUGH and wife, JEAN N. McCULLOUGH, their

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

Being part of Lot No. 18 on the Map of Oak Hill Subdivision No. 1, as of record in Book 547, page 49, Register's Office for said County, and described according to a copy of a survey made by Geo. W. Watkins, Surveyor, May 17, 1951, and revised May 22, 1952, as follows:

Beginning at an iron pin on the northerly margin of Battery Lane at the southwest corner of part of Lot 18 conveyed to W. R. Smith and wife, Mary Gladys Smith, as of record in Book 2093, page 11, Register's Office for said County; thence along Smith's west line north 2° 4' east 472 feet; thence north 70° 30' west 131 feet to an iron pin in the east line of Estes' lot; thence with Estes' east line south 2° 45' west 475 feet to an iron pin in the north margin of Battery Lane, Estes' southeast corner; thence along the margin of said Lane, easterly 133 feet to the beginning.

Being the same property conveyed to Bennie B. Goodman, Jr. and wife, Kathrine Ann Goodman, by deed from Reece L. Smith, Jr. and wife, of record in Book 2148, page 429, said Register's Office.

Reese L. Smith, Jr., and wife, Marcella Smith, join in this conveyance for the purpose of conveying any and all interest that they may have in the hereinabove described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jack W. McCullough and wife, Jean N. McCullough, their **heirs and assigns, forever.**

And we **do covenant with the said** Jack W. McCullough and wife, Jean N. McCullough **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 by 1953 taxes which the grantees herein assume and agree to pay.

And we, Bennie B. Goodman, Jr. and wife, Kathrine Ann Goodman **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Jack W. McCullough and wife, Jean N. McCullough, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our hands this 10th day of July, 1953.

Reese L. Smith, Jr.

Marcella Smith

Bennie B. Goodman, Jr.

Kathrine Ann Goodman

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Nancy Junius Hicks, **a Notary Public in and for said County and State, the within named** Bennie B. Goodman, Jr. and wife, Kathrine Ann Goodman

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** Nashville, **Tennessee, this** 13th **day of** July, 19 53

Commission expires July 11, 1956.

Nancy Junius Hicks
Notary Public

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