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 and other valuable considerations, receipt of which are hereby acknowledged,
SOUTHLAND CONSTRUCTION COMPANY, Inc.,

has ~~bargained~~ and sold, and by these presents ~~do~~ does transfer and convey unto the said Robert Andrew Bearden and wife, Virginia K. Bearden,

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. 22 on the Map of Cloverdale, Section II, showing a Revisions of certain lots in Section I, as of record in Book 2133, page 58, Register's Office for said County, and described as follows:

BEGINNING at a point in the southeasterly margin of Wanda Drive at the corner of Lots Nos. 22 and 72; thence along the line between said lots southeasterly and along the line of Lot 73, 199.2 feet to a point; thence northeasterly 194.5 feet to the southwesterly margin of Pittswood Drive; thence with the margin of the same northwesterly 155.5 feet to the beginning of a curve; thence around said curve westerly 34.2 feet to the margin of Wanda Drive; thence with the margin of the same southwesterly 150.4 feet to the point of beginning.

Being part of the property conveyed to Southland Construction Company, Inc., by two deeds from Evergreen Land Company, Inc., of record in Book 2142, page 235, said Register's Office and in Book 2145, page 315, said Register's Office.

Subject to restrictions of record in Book 2094, page 87, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Robert Andrew Bearden and wife, Virginia K Bearden, their heirs and assigns, forever.

And Southland Construction Company, Inc., / ~~does~~ covenant with the said Robert Andrew Bearden and wife, Virginia K. Bearden, 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 Southland Construction Company, Inc., successors and assigns ~~do~~ does further covenant and bind itself, its/ ~~their~~ to warrant and forever defend the title to the said land to the said Robert Andrew Bearden and wife, Virginia K. Bearden their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Southland Construction Company, Inc., has caused this instrument to be executed by its duly authorized officer this 13 day of August, 1953.

SOUTHLAND CONSTRUCTION COMPANY, Inc.

By: [signature] 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