K 2198

For and in consideration of the sum of $10.00

Ten and 00/100- -**DOLLARS**

Cash in hand paid by, John M. Dean and wife, Gladys Irene Dean, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, J. M. Medlin and A. B. Ivey

have bargained and sold, and by these presents do transfer and convey unto the said John M. Dean and wife, Gladys Irene Dean 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. 1 on the Plan of Hillwood Estates, Section 1, as of record in Book 1835, page 117, Register's Office for said County.

Said Lot No. 1, fronts 215 feet on the northeasterly side of Hillwood Drive and runs back 261.9 feet on the easterly line and 250 feet on the westerly line to a dead line, measuring 196.3 feet thereon.

Being the same property conveyed to J. M. Medlin and A. B. Ivey by deed from H. G. Hill Realty Company, of record in Book 2144, page 559, 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 John M. Dean and wife, Gladys Irene Dean their heirs and assigns, forever.

And we do covenant with the said John M. Dean and wife, Gladys Irene Dean 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 for 1953 taxes which have been pro-rated and assumed by the grantee.

And we, J. M. Medlin and A. B. Ivey do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said John M. Dean and wife, Gladys Irene Dean their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 24th day of September, 19 53

J. M. Medlin

A. B. Ivey

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Julia L. Mallarme, a Notary Public in and for said County and State, the within named J. M. Medlin & A. B. Ivey

the bargainor, 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 25th day of September, 1953

Julia L. Mallarme
Notary Public

Commission expires April 5, 1955

111533

WARRANTY DEED

FROM J. M. Medlin and A. B. Ivey

TO John M. Dean and wife
Gladys Irene Dean

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 29 day of SEP A. D. 1953 at 9:15 o'clock A. M.
Noted in Book 40 Page 870
Recorded in Book Page 200
Recording Fee $ 1.00
JAMES P. WILSON, Register
By Dpt. Reg.

Attorneys Title

G 373