THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of Eight Thousand and No/100 - ($8,000.00) - - - - - - - - - - - - - - - - - DOLLARS Cash in hand paid by Vernon C. Penley and wife, Gladys Mae Penley, the receipt of which is hereby acknowledged,

A. H. JOHNSON CONSTRUCTION COMPANY, INC., a Tennessee Corporation with its principal office and place of business at Nashville, Tennessee

has ~~have~~ bargained and sold, and by these presents does transfer and convey unto the said Vernon C. Penley and wife, Gladys Mae Penley 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. 58 on the Map of Clover Hill, Section II, as of record in Book 2133, page 46, Register's Office for Davidson County, Tennessee.

Said lot No. 58 fronts 60 feet on the westerly side of Susan Drive, and extends back between lines 157 feet on the northerly side and 146 feet on the southerly side to a dead line in the rear, on which it measures 92.6 feet.

Being part of the property conveyed to A. H. Johnson Construction Company, Inc. by deed from J. R. Coarsey, et al, of record in Book 2148, page 599, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions and easements of record in Book 1583, page 423, in Book 2133, page 46, and in Book 2145, page 262, all in 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 Vernon C. Penley and wife, Gladys Mae Penley their heirs and assigns, forever.

And it does ~~xx~~ covenant with the said Vernon C. Penley and wife, Gladys Mae Penley 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 A. H. Johnson Construction Company, Inc. does further covenant and bind itself, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Vernon C. Penley and wife, Gladys Mae Penley their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF A.H.JOHNSON CONSTRUCTION COMPANY, INC., a Corporation aforesaid ~~xxxxxxxxxxxxxxxxxxxxxxxxx~~ has caused this instrument to be executed by its duly authorized officers on this 17th day of September 1953.

A.H.JOHNSON CONSTRUCTION COMPANY, INC.

ATTEST: Malvin Johnson
Malvin Johnson, Secty-Treasurer

BY: A. H. Johnson Sr.
A. H. Johnson, Sr., 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 office, this ____ day of ________, 19__

Commission expires ________ ________ Notary Public