For and in consideration of the sum of $10.00***

TEN*** DOLLARS

and other good and valuable considerations, the receipt of which is acknowledged, and in further consideration of the assumption by W. B. ATKINSON and wife, GRACE G. ATKINSON, of the principal balance now due on each of two notes executed by Paul J. Minnicks and wife and dated September 12, 1949, in the original amounts of $6800 on one and $1700 on the other, secured by deeds of trust to Louis Leftwich, Jr., Trustee, of record in Book 1766, pages 449 and 453, RODC, Tennessee,

We, JAMES F. McCLURE and wife, ETTA P. McCLURE,

have bargained and sold, and by these presents do transfer and convey unto the said W. B. ATKINSON and wife, GRACE G. ATKINSON, 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. 13 of Block "I" on the Plan of Broadmoor, Section No. 2, as of record in Book 547, page 174, Register's Office for said County.

Said Lot No. 13 fronts 60 feet on the northerly side of Woodruff Drive and runs back between parallel lines 155 feet to a dead line.

Being the same property conveyed to James F. McClure and wife, Etta P. McClure, by deed from Shirley S. Shannon and Charles E. Rhoten, of record in Book 1785, page 525, said Register's Office.

This conveyance is made subject to restrictions of record in Book 735, page 41; Book 722, page 509; Book 840, page 289; and Book 935, page 218, 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 W. B. ATKINSON and wife, GRACE G. ATKINSON, their heirs and assigns, forever.

And we do covenant with the said W. B. ATKINSON and wife, GRACE G. ATKINSON 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 as above.

And we, JAMES F. McCLURE and wife, ETTA P. McCLURE, do further covenant and bind curselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said W. B. ATKINSON and wife, GRACE G. ATKINSON, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 19 day of November, 1953.

James F. McClure

Etta P. McClure

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Wayne Hammontree, a Notary Public in and for said County and State, the within named James F. McClure and wife, Etta P. McClure, 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 19 day of November, 1953.

WAYNE HAMMONTREE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires [illegible] 6

Wayne Hammontree
Notary Public

WARRANTY DEED
MC&F

FROM
JAMES F. McCLURE et ux.

4076

TO
W. B. ATKINSON et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received NOV 23 1953
at 11 A.M.
Recorded NOV 24 1953
at 1 P.M.
Fee $1.00

Real Estate
TITLE AND ESCROW CO.
"A GUARANTEED TITLE"
100 UNION STREET

DOCUMENTARY