WARRANTY DEED — Form [illegible] — Published by [illegible] Title Company

For and in consideration of the sum of $ 10.00

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cash in hand paid by the grantees herein, and for other good and valuable considera-
tions, the receipt of which is hereby acknowledged, and the further consideration
that the grantees herein assume and agree to pay the remaining unpaid balances
of two notes dated September 1, 1950, executed by the grantors herein, payable to
Commerce Union Bank, as follows: one being in the original amount of $6,700.00,
with interest at 4½% per annum, both principal and interest payable in monthly
installments as set out therein, and secured by a deed of trust of record in Book
1895, page 165, Register's Office for Davidson County, Tennessee; and the other
being in the original amount of $800.00, with interest at 4% per annum, both princi-
pal and interest payable in monthly installments as set out therein, and secured
by a deed of trust of record in Book 1895, page 187, said Register's Office,

we, Oliver V. Buchanan and wife, Clara Ruth H. Buchanan,

have bargained and sold, and by these presents do transfer and convey unto the said
JESSE GLEAVES and wife, HELEN SMITH GLEAVES, 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. 17 on the Plan of Mashburn Heights as recorded in Book 1835, page 1, Register's Office for said County, described as follows:
Beginning at a point in the northwesterly margin of Live Oak Road at the corner of Lots Nos. 17 and 18; thence with the line between said lots northwesterly 252.2 feet to a point; thence westerly 113.4 feet to a point; thence southerly 80.9 feet to the corner of Lots Nos. 16 and 17; thence with the line between said lots southeasterly 277.5 feet to the margin of Live Oak Road; thence with the margin of the same northeasterly 55 feet to the beginning.
Being the same property conveyed to Oliver V. Buchanan and wife, Clara Ruth H. Buchanan, by deed from Sterling Homes, Inc., of record in Book 1883, page 471, 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 Jesse Gleaves and wife, Helen Smith Gleaves, their heirs and assigns, forever.

And we do covenant with the said Jesse Gleaves and wife, Helen Smith Gleaves 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 1954 taxes, which the grantees herein assume and agree to pay, and as hereinabove set out.

And we, Oliver V. Buchanan and wife, Clara Ruth H. Buchanan do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jesse Gleaves and wife, Helen Smith Gleaves, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 6th day of July, 1954.

Oliver V Buchanan
Oliver V. Buchanan

Clara Ruth H. Buchanan
Clara Ruth H. Buchanan

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, Jno. C. Jeffords, a Notary Public in and for said County and State, the within named Oliver V. Buchanan and wife, Clara Ruth H. Buchanan 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 6th day of July, 1954

JNO. C. JEFFORDS NOTARY PUBLIC DAVIDSON COUNTY

J. C. Jeffords
Notary Public, State-At-Large.

Commission expires July 15th, 1956.