FOR AND IN CONSIDERATION of the sum of Seven Thousand and No/100 ($7000.00) Dollars paid in cash by Kenneth Ward-Smith and wife, Mildred H. Ward-Smith, the receipt of which is hereby acknowledged, we, Jesse L. Perry, Jr., and wife, Susan White Perry, have bargained and sold, and by these presents do transfer and convey unto the said Kenneth Ward-Smith and wife, Mildred H. Ward-Smith, their heirs and assigns, a certain tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being part of Tract One on the Plan of Lealand Manor, Fifth Addition, Block "B", not of record, as shown on survey by M. F. Himes, Surveyor, dated August 11, 1953, and being Lot No. 4 on the Plan of the J. L. Perry Subdivision of said Block, as of record in Book 2133, page 126, of the Register's Office for Davidson County, Tennessee, and more particularly described as follows:
Beginning in the southerly margin of Balmoral Drive at the northwest corner of Lot No. 5 as shown on said Plan of the J. L. Perry Subdivision; thence southeasterly with the line between Lots Nos. 4 and 5, 302.4 feet to a monument in the southerly line of the property conveyed to Jesse L. Perry, Jr., by deed from F. N. McNeill, Jr., etc., of record in Book 2197, page 584, said Register's Office, the common corner of said Lots Nos. 4 and 5; thence South 40 degrees 49 minutes West 237.6 feet to the southeast corner of Lot No. 3 on said Plan; thence northwesterly with the line between said Lots Nos. 3 and 4, 352 feet to the southerly margin of Balmoral Drive, the northeast corner of said Lot No. 3; thence with the southerly margin of said Drive in an easterly direction 306.66 feet to the beginning.

Being part of the property conveyed to Jesse L. Perry, Jr., by deed from F. N. McNeill, Jr., Executor and Trustee under the will of Laura Lea Robertson, deceased, of record in Book 2197, page 584, said Register's Office.

This conveyance is made subject to the following:

1. Restrictive covenants contained in deed from F. N. McNeill, Jr., Executor and Trustee, to Jesse L. Perry, Jr., of record in Book 2197, page 584, Register's Office for Davidson County, Tennessee.