BOOK 2393

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of TEN ($10.00) - - - - - - -

- DOLLARS

cash in hand paid by George David Elder, Jr., and other valuable considerations, the receipt of all of which is hereby acknowledged, we, G. D. Elder and wife, Mary Elder,

have bargained and sold, and by these presents do transfer and convey unto the said George David Elder, Jr. and Mrs. G. D. (Mary) Elder, 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. 18 of Block "E" on the Map of East Lawn, as of record in Book 547, pages 153 and 154, Register's Office for said County. Said Lot No. 18 fronts 50 feet on the westerly side of Circle Drive and runs back between parallel lines, 120 feet to a dead line. Being the same property conveyed to G. D. Elder and wife, Mary Elder, by Deed of Mrs. Pauline Simons Benesh and husband, James Benesh, dated November 24, 1944, of record in Book 1308, page 103, R.O.D.C.,Tenn.

Also, Lot No. 19 in Block "E" in East Lawn, as shown of record of plat now on file in Plat Book 547, page 153-154, in the Register's Office of Davidson County, Tennessee, and being the same property conveyed to G. D. Elder and wife, Mary M. Elder, by deed of Grey Sands and wife, Eva J. Sands, dated November 14, 1945, of record in Book 1403, page 395, R. O. D. C., Tenn.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said George David Elder, Jr. and Mrs. G. D. (Mary) Elder, their heirs and assigns, forever.

And we do covenant with the said George David Elder, Jr. and Mrs. G. D. (Mary) Elder 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 current taxes and mortgage balance, $1043.68, due under Deed of Trust of record in Book 2230 page 361, R.O.D.C.,Tenn., same being assumed by grantee herein, George David Elder,Jr.

And we, G. D. Elder and wife, Mary Elder, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said George David Elder, Jr. and Mrs. G. D. (Mary) Elder, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 29 day of March, 1955

G. D. Elder

MAR 30 1955

Mary Elder

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