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

- - - - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid and other good and valuable considerations, paid by the grantee, the receipt of which is hereby acknowledged,

We, A. C. Oakley and wife, Ethel Mae Oakley,

have bargained and sold, and by these presents do transfer and convey unto the said Ann Sklar, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 397 on the map of Richland Realty Company's Subdivision "C", as of record in book 421, page 31, Register's Office for said County.

Said lot No. 397 fronts 60 feet on the southerly side of Princeton Avenue and runs back between parallel lines, with the easterly margin of Christopher Street, 200 feet to an alley.

Being the same property conveyed to A. C. Oakley and wife, Ethel Mae Oakley, by deed from Philip D. Schechet and wife, of record in book 1536, page 335, 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 Ann Sklar, her heirs and assigns, forever.

And we do covenant with the said Ann Sklar 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.

And we, A. C. Oakley and wife, Ethel Mae Oakley do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Ann Sklar, her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 28th day of April, 19 55.

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Albert Lee Lowe, Jr., a Notary Public in and for said County and State, the within named A. C. Oakley and Ethel Mae Oakley the bargainor S 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 office, this 28th day of April, 19 55.

Commission expires July 24, 1957

Albert Lee Lowe Jr
Notary Public

54671 $ 15.00

WARRANTY DEED

FROM A. C. Oakley et ux

TO Ann Sklar

1705

DOCUMENTARY 2.20

Guaranty Title Company
A DIVISION OF
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE