For and in consideration of the sum of $10.00 (Ten and No/100) - DOLLARS cash in hand paid, and other valuable considerations, the receipt of which is hereby acknowledged,

I, A. F. Tschache, widower

have bargained and sold, and by these presents do transfer and convey unto the said Marvin Lynn Garrett and wife, Gladys S. Garrett, 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. 10 on the Plan of Merry Oaks, Section II, as of record in Book 2133, page 8, RODC, Tennessee.

Said Lot No. 10 fronts 128.8 feet on the southerly side of Springview Drive, and extends back between lines, 220 feet on the westerly side and 217.4 feet on the easterly side, to a dead line in the rear on which it measures 71.1 feet.

Being the same property conveyed to A. F. Tschache and wife, Ella C. Tschache, (having since died), by deed from E. C. Vinson, etux and J. W. Batts, etux, of record in Book 2144, page 181, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Marvin Lynn Garrett and wife, Gladys S. Garrett, their heirs and assigns, forever.

And I do covenant with the said Marvin Lynn Garrett and wife, Gladys S. Garrett that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, A. F. Tschache do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Marvin Lynn Garrett and wife, Gladys S. Garrett, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 1st day of June, 1955.

A F Tschache

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Wm F. Carter, a Notary Public in and for said County and State, the within named A. F. Tschache

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purpose therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of June 1955

My commission expires April 21, 1959

Wm F. Carter
Notary Public

WARRANTY DEED

FROM A. F. Tschache TO Marvin Lynn Garrett

Fidelity Federal Savings and Loan Association of Nashville, 407 Union Street, Nashville, Tenn.