WARRANTY DEED — Form 101 — Published by Tennessee Title Company

For and in consideration of the sum of $ THIRTEEN THOUSAND FIVE HUNDRED AND NO/100 . . . . . ($13,500.00) . . . . . DOLLARS

Cash in hand paid by Thomas Grady Sanders and wife, Sarah C. Sanders, the receipt of which is hereby acknowledged,

HENDLEY AND WHITESIDE BUILDERS, INC., a Tennessee corporation, having its principal office and place of business at Nashville, Tennessee,

has bargained and sold, and by these presents do transfer and convey unto the said Thomas Grady Sanders and wife, Sarah C. Sanders

their 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. 43 on the Plan of Gra-Mar Acres, Section 5, as of record in Book 2330, page 19, Register's Office for said County, described as follows:

Beginning on the easterly margin of Gra-Mar Drive at the corner of Lots Nos. 43 and 44; thence with a line between said two lots, and Lot No. 25, northeastwardly 314.9 feet to the corner of Lots Nos. 25 and 26; thence with a line between lots Nos. 26 and 43, southeastwardly 13.6 feet; thence south 29 deg. 45 min. west 175.7 feet to a concrete monument; thence south 61 deg. 38 min. west 191.2 feet to the easterly margin of Gra-Mar Drive; thence with said Drive, northwestwardly 203 feet to the beginning.

Being the same property conveyed to Hendley and Whiteside Builders, Inc. by deed from Sweeney-Clark Realty Company, Inc., of record in Book 2451, page 100, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements, and set-back lines that are applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Thomas Grady Sanders and wife, Sarah C. Sanders their heirs and assigns, forever.

And it does covenant with the said Thomas Grady Sanders and wife, Sarah C. Sanders that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it. and the same is unencumbered.

And Hendley and Whiteside Builders, Inc. successors
for itself and its heirs and representatives, to warrant and forever defend the title to the said land to the said Thomas Grady Sanders and wife, Sarah C. Sanders their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, Hendley and Whiteside Builders, Inc., a corporation aforesaid, has caused this instrument to be executed by its duly authorized officers this 30th day of December, 19[illegible].

HENDLEY AND WHITESIDE BUILDERS, INC.

By: Robert B. Hendley
Robert B. Hendley, President

Douglas C. Whiteside
Douglas C. Whiteside, Secretary

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____, the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

Commission expires _____

_____
Notary Public