WARRANTY DEED

For and in consideration of the sum of Fourteen Thousand Six Hundred Thirty and No/100 ----------$14,630.00---------- DOLLARS Cash in hand paid by Kenneth R. Herrell and wife, Charlotte S. Herrell, the receipt of which is hereby acknowledged, we,

John P. Hoffman, Jr. and wife, Margaret Myatt Hoffman

have bargained and sold, and by these presents do transfer and convey unto the said Kenneth R. Herrell and wife, Charlotte S. Herrell their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Lend in Davidson County, Tennessee, being Lot No. 146 on the Map of Horton Heights Subdivision, Section VI, as of record in Book 2133, page 24, Register's Office for said County.

Said Lot No. 146 begins at a point in the southerly margin of Fleetwood Drive, the common front corner of Lots Nos. 145 and 146; thence southerly 155.8 feet to a point, the common rear corner of Lots Nos. 145 and 146; thence westerly 146 feet to a point in the easterly margin of Brookhollow Road; thence northerly along said Road 120 feet to a point; the beginning of a curve; thence 36.8 feet around said curve, having a radius of 25 feet, to a point in the southerly margin of Fleetwood Drive; thence westerly along the margin of said Drive, 111.1 feet to the point of beginning.

Being the same property conveyed to John P. Hoffman, Jr., and wife, Margaret Myatt Hoffman, by warranty deed from W. L. Hailey, as of record in Book 2198, page 141, said Register's Office.

This conveyance is male subject to all restrictive covenants, easements and setback 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 Kenneth R. Herrell and wife, Charlotte S. Herrell their heirs and assigns, forever.

And we do covenant with the said Kenneth R. Herrell and wife, Charlotte S. Herrell 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 1956 taxes which have been prorated and are hereby assumed by the purchasers.

And we, John P. Hoffman, Jr. and wife, Margaret Myatt Hoffman do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Kenneth R. Herrell and wife, Charlotte S. Herrell their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 9th day of July, 1956

John P. Hoffman Jr.

Margaret Myatt Hoffman

STATE OF TENNESSEE
Davidson County

Personally appeared before me, James R. Parrigin, Jr., a Notary Public in and for said County and State aforesaid, the within named John P. Hoffman, Jr. and wife, Margaret Myatt Hoffman

the bargainor, 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 9th day of July, 1956

Commission Expires February 26, 1958

James R Parrigin Jr.
Notary Public