WARRANTY DEED

For and in consideration of the sum of ELEVEN THOUSAND FOUR HUNDRED FIFTY AND NO/100 ----- ($11,450.00) ----- DOLLARS

Cash in hand paid by James D. Searcy and wife, Dorothy Lucille Good Searcy, the receipt of which is hereby acknowledged, we

Clarence E. Elrod and wife, Elaine C. Elrod

have bargained and sold, and by these presents do transfer and convey unto the said James D. Searcy and wife, Dorothy Lucille Good Searcy 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. 32, Section I, on the Map of Elm Hill Acres, as of record in Book 2431, page 87, Register's Office for Davidson County, Tennessee.

Beginning at a point on the southerly margin of Jade Drive at the corner of Lots Nos. 31 and 33; thence with the line between said lots southerly 125 feet to a point; thence westerly 115 feet to a point in the margin of Wanda Drive; thence with said Drive northerly 105 feet to the beginning of a curve; thence around said curve in a northeasterly direction 31.42 feet to a point in the margin of Jade Drive; thence easterly with said Drive 115 feet to the beginning.

Being a part of the same property conveyed to Clarence E. Elrod and wife, Elaine C. Elrod, by deed from J. E. Warner, Trustee, of record in Book 2431, page 87, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set back lines 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 James D. Searcy and wife, Dorothy Lucille Good Searcy their heirs and assigns, forever.

And we do covenant with the said James D. Searcy and wife, Dorothy Lucille Good Searcy 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 for 1969 taxes which have been prorated and are hereby assumed by the purchasers.

And we, Clarence E. Elrod and wife, Elaine C. Elrod do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James D. Searcy and wife, Dorothy Lucille Good Searcy their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 31st day of August, 1969

Clarence E. Elrod

Elaine C. Elrod

STATE OF TENNESSEE
Davidson County

Personally appeared before me, A. V. Perkison, a Notary Public in and for said County and State, the within named Clarence E. Elrod and wife, Elaine C. Elrod

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 31st day of August, 1969

Commission expires Feb. 1, 1970

A. V. Perkison Notary Public