WARRANTY DEED R. E. FOLK, JR., FORM **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of Ten and 00/100 - DOLLARS ($ 10.00),

Cash in hand paid by the grantees herein and other good and valuable consideration, the receipt of which is hereby acknowledged, and in further consideration the grantees agree and do hereby assume the present principal balance now due on one indebtedness to Kimbrough-Phillips Company in the original principal amount of Six Thousand Three Hundred Dollars ($6,300.00) payable at the rate of $38.17 per month including principal and interest at 4% per annum, beginning December 1, 1948, balance after October 1, 1968.

I, SELENE SIDOWEY, now RAMSEY,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Ed E. Hindman and wife, Nina M. Hindman

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, Nashville, State of Tennessee, described as follows:

Being Lot No. 10 on the Map of Young Heirs Subdivision of Lots Nos. 25 to 29 inclusive of Keller's Subdivision of the Maxey Home Place, of record in Book 421, page 86, Register's Office for said County, said Young Heirs Subdivision being unrecorded, and said lot being described as follows:

Beginning at a point in the southerly margin of Huffine Street, 176.2 feet more or less east of the east margin of Scott Avenue, at the common corner of Lots 9 and 10; thence southerly with the line between said lots 200.4 feet to the common corner of said lots and of lots 3 and 4; thence with the line between lots 3 and 10, easterly 50 feet to the common corner of said lots and of lots 2 and 11, thence with the line between lots 10 and 11, northerly 200.4 feet to the southerly margin of Huffine Street; thence with the margin of said street, westerly 50 feet to the beginning.

Being the same property conveyed to SELENE SIDOWEY, by deed from FOUNTAIN NEAL, JR, and wife, ESTA L. NEAL, of record in Book 1883, Page 625, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 13 day of August, 1956

Selene Sidowey Ramsey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Howard T Williams, a Notary Public in and for the State and County aforesaid, personally appeared the within named SELENE SIDOWEY RAMSEY

the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee,

this, the 13th day of August, 1956

Howard T Williams
Notary Public.

My commission expires: January 26th 1959