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

Miss Elaine Roscoe, E. H. Drake and H. R. Drake - - - - - - - - - have bargained and sold, and by these presents do transfer and convey unto the said Ruth K. Kizer, her - heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being lot No. 44 on the Plan of Clark Place, Section Four, in the Tenth Civil District of Davidson County, a plat of which is of record in Book 2331, page 74, Register's Office of Davidson County, Tennessee.

Said conveyance is made subject to the restrictive covenants of record in Book 2452, page 43, Register's Office of 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 Ruth K. Kizer, her - heirs and assigns, forever.

And we do covenant with the said Ruth K. Kizer - 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.

And We, Miss Elaine Roscoe, E. H. Drake and H. R. Drake - - - - - - - - do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Ruth K. Kizer, her - heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 8th day of February, 1957

[signatures]

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [signature], a Notary Public in and for said County and State, the within named Miss Elaine Roscoe, E. H. Drake and H. R. Drake - the bargainors, 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 8 day of February, 1957

Commission expires 1-10-61

[signature]
Notary Public

WARRANTY DEED

FROM

Miss Elaine Roscoe, E. H. Drake and H. R. Drake

TO

Ruth K. Kizer

31259

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 21 day of FEB A.D. 1957 at 10:46 o'clock A M.
Noted in Book 87 Page 571
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By [signature] Dpt. Reg.

John ... Kizer
Goodlettsville

Guaranty Title Company
A DIVISION OF
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE