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

For and in consideration of the sum of TWENTY-THREE HUNDRED & NO/100 - DOLLARS ($ 2300.00),

cash in hand paid by John H. Tosh and wife, Mildred Elizabeth Tosh, the receipt of which is hereby acknowledged;

We, E. R. Sanders, Jr. and wife, Elise A. Sanders

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto John H. Tosh and wife, Mildred Elizabeth Tosh,

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

Being Lot No. 113 on the Plan of Section VI, Bellshire Estates, of record in Book 2133, page 129, Register's Office for said County.

Said Lot No. 113 fronts 162.3 feet on the east side of Westchester Drive and runs back 321.6 feet on the north line and 225 feet on the south line to a dead line in the rear on which it measures 149 feet.

Being part of the property conveyed to E. R. Sanders, Jr., by deed from Bellshire Properties, Inc., of record in Book 2396, page 396, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Restrictions filed for record August 17, 1954, in Book 2294, page 346, made applicable by an instrument of record in Book 2332, page 175, dated Nov. 1, 1954, filed for record Nov. 12, 1954.

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. except as aforesaid and taxes for 1957.

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 29th day of June, 1957

E. R. Sanders, Jr.

Elise A. Sanders

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Herbert N. Jordan, a Notary Public in and for the State and County aforesaid, personally appeared the within named E. R. Sanders, Jr. and wife, Elise A. Sanders

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 Nashville, Tennessee, this the 2 day of July, 1957 Herbert N. Jordan Notary Public

My commission expires 7-30-60

WARRANTY DEED

From

E. R. SANDERS, JR. ET UX

To

JOHN H. TOSH, ET UX

44038

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 2 day of Jul A.D. 1957 at 1:45 o'clock P.M.
Noted in Book 2652 Page 311
Recorded in Book ___ Page ___
Recording Fee $2.00
JAMES P. WILSON, Register
By ___ Dep. Reg.

FOLK-JORDAN COMPANY, Inc.
MORTGAGES - REAL ESTATE - INSURANCE
214 UNION STREET NASHVILLE, TENNESSEE
PHONE AL 5-5441