For and in consideration of the sum of $ 10.00) -

- - - - - - - - - - - - - - - TEN & no/100 - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by James C. Guion and wife, Lyda K. Guion, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and for the further consideration of the assumption by the said James C. Guion and wife, Lyda K. Guion of an indebtedness in the amount of $6672.09 due First Mortgage Co., as evidenced by a deed of trust executed by Alvin F. Vincent and wife, to E.E.Murray, Trustee as of record in Book 2071, page 433, Register's Office for Davidson County, Tennessee,

WE, ALVIN F. VINCENT and wife, LOIS J. VINCENT

have bargained and sold, and by these presents do transfer and convey unto the said JAMES C. GUION and wife, LYDA K. GUION, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

BEING Lot No. 49 on the Plan of Lakeview Manor, as of record in Book 2133, pages 39,40 and 41, Register's Office for said County.

Said Lot No. 49 fronts 125 feet on the easterly side of Lakeview Drive and runs back 475.4 feet on the northwesterly line and 513.2 feet on the southeasterly line to a dead line in the rear on which it measures 130 feet.

BEING the same property conveyed to Alvin F. Vincent and wife, Lois J. Vincent, by deed from F. N. McNeill, Jr., Executor and Trustee, as of record in Book 2037, page 91, said Register's Office.

This conveyance is made subject to any and all restrictive covenants and easements 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 C. Guion and wife, Lyda K. Guion, their heirs and assigns, forever.

And we do covenant with the said James C. Guion and wife, Lyda K. Guion 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 as hereinabove referred to and taxes for 1957 which have been prorated and are assumed by the grantees herein.

And we, Alvin F. Vincent and wife, Lois J. Vincent 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 C. Guion and wife, Lyda K. Guion their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 27th day of August, 19 57.

Alvin F. Vincent

Lois J. Vincent

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Alvin F. Vincent and wife, Lois J. Vincent 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 27th day of August, 19 57

Commission expires May 9, 1958

Notary Public

WARRANTY DEED

FROM ALVIN F. VINCENT ET UX

TO JAMES C. GUION ET UX

50927

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
of SEP 4 A.D. 1957
at 2:15 o'clock P.M.
Noted in Book 2695 Page 609
Recorded in Book 1202 Page
Recording Fee
JAMES P. WILSON, Register
By

FILE: C. A. LILLARD & CO.