WARRANTY DEED

For and in consideration of the sum of Sixteen Hundred Fifty and no/100 ($1,650.00) - DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, we

W. C. Moncrief & Company, Inc., a Tennessee corporation, - - - - - - - - - - - - - - have bargained and sold, and by these presents do transfer and convey unto the said Jesse J. Saunders and wife, Mary Burton Saunders, 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. 64 on the Plan of Echo Meadows, at Goodlettsville, a plat of which is of record in Book 2331, page 64, Register's Office of Davidson County, Tennessee.

And being part of the same property conveyed to W. C. Moncrief & Company, Inc., by deed of record in Book 2394, page 430, said Register's Office.

This conveyance is made subject to the restrictive covenants of record in Book 2447, page 325, 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 Jesse J. Saunders and wife, Mary Burton Saunders, their - heirs and assigns, forever.

And we do covenant with the said Jesse J. Saunders and wife Mary Burton Saunders, that we lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And we, W. C. Moncrief & Company, Inc., - - - - - - - - - - - - - - - - do further covenant and bind ourselves, our successors and assigns to warrant and forever defend the title to the said land to the said Jesse J. Saunders and wife, Mary Burton Saunders, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand this 7th day of April, 1958

W. C. Moncrief & Co., Inc.

W. C. Moncrief, Pres.

STATE OF TENNESSEE
Davidson County

Before me, Richard M. Hilton, a Notary Public in and for the State and County aforesaid, personally appeared W. C. Moncrief with whom I am personally acquainted, and who upon oath acknowledged himself to be president of W. C. Moncrief & Company, Inc., the within named bargainor, a corporation, and that he as such president being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by himself as president.

Witness my hand and seal at Goodlettsville, Tennessee, this 8th day of April 1958.

Richard M. Hilton
Notary Public

My commission expires July 29, 1961.