WARRANTY DEED

For and in Consideration of the sum of ten ($10.00) DOLLARS

Cash in hand paid by Warren Sheets and wife, Bessie N. Sheets, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration, Warren Sheets and wife, Bessie N. Sheets have assumed and agreed to pay the unpaid balance of $11,266.41 of a note in the original amount of $12,500.00, dated June 25, 1954, with interest from date at the rate of 4½% per annum on the unpaid balance until paid, principal and interest shall be payable in monthly installments of $69.50, commencing on the first day of August, 1954, and continuing on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of July, 1979, and said note is secured by a deed of trust executed by John W. Lancaster and wife, Margaret B. Lancaster, to R. Bruce Robertson, Jr., Trustee, dated June 25, 1954, filed June 25, 1954, and recorded in Book 2267, page 577, Register's Office for Davidson County, Tennessee,

We, John W. Lancaster and wife, Margaret B. Lancaster,

have bargained and sold, and by these presents do transfer and convey unto the said Warren Sheets and wife, Bessie N. Sheets, 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. 8 on the Plan of Glencliff Estates, Section 4, as of record in Book 1835, page 79, Register's Office for said County, described as follows:
Beginning on the northwesterly margin of Thompson Lane at the corner of lots Nos. 8 and 9; thence with the line between said two lots northwestwardly 266.8 feet to the southerly line of lot No. 64; thence with said line westwardly 28.6 feet to the southeast corner of lot No. 63; thence with the southerly line of said lot southwestwardly 101 feet to the corner of lots Nos. 7 and 8; thence with the line between said two lots southeastwardly 270.4 feet to the northwesterly margin of Thompson Lane; thence with said Lane northeastwardly 101.6 feet to the beginning.
Being the same real property conveyed to John W. Lancaster and wife, Margaret B. Lancaster, by deed from Leroy Preston and wife, dated June 25, 1954, filed June 25, 1954, and recorded in Book 2283, page 209, said Register's Office.
This conveyance is made subject to a 10-foot easement for public utilities along the northwesterly line of premises, 60-foot building setback line from Thompson Lane, and conditions of owners certificate as shown on plan of record in Book 1835, page 79, said Register's Office, the latter providing that no lot shall be subdivided or changed to produce less area until a system of sewers is installed and approved, and not then if less area results than established by restrictions on property, and to restrictive covenants contained in