

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten ($10) Dollars cash and other good and valuable considerations, receipt of which is hereby acknowledged, I, Lucinda Cater Wilson, have bargained and sold, and by these presents do transfer and convey unto Monroe Wilson, his heirs and assigns an undivided one-half interest in and to the following described tract of land in Davidson County, Tennessee:

> Being lot number fourteen (14) in the subdivision of lots 3, 4, 5, 6 of the subdivision of lots 27, 28, 29, 30, 31, 32, 42, 44, 48 in plan of Clifton as registered in Book 21, 35 and 161-68 R. O. D. C. Tennessee. Said lot fronts fifty (50) feet on the West side of First Street and extends back Westwardly between parallel lines one hundred and fifty (150) feet to an alley and shows fifty (50) feet on said alley.
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> Being the same property conveyed to Lucinda Cater by deed of Eliza Jordan and John Hinton recorded in Book 1225 page 92 R. O. D. C. Tennessee. Said Lucinda Cater have since entered marriage with Monroe Wilson and is the same person named herein as Lucinda Cater Wilson.

TO HAVE AND TO HOLD an undivided one-half interest in said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Monroe Wilson his heirs and assigns forever. The Grantor expressly states that it is her intention by this instrument to create an estate by the entireties in and to the entire interest in said property previously held by the Grantor, pursuant to Section I of Chapter 255 of the Public Acts of Tennessee of 1949, being also Section 7505.1 of Williams Tennessee Code Annotated.

And I do covenant with the said Monroe Wilson that I am lawfully seized and possessed of said land in fee simple; that I have a good right to convey it and the same is unencumbered.

And I do further covenant and bind myself, my heirs and representives, to warrant and forever defend the title to said land to the said Monroe Wilson, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 22nd day of August, 1958.