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THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of ---------- Ten ($10.00) & 00/100 ---------- DOLLARS and other good and valuable considerations, receipt of which is hereby acknowledged,

L.W. Dawson and wife, Mary M. Dawson,

have bargained and sold, and by these presents do transfer and convey unto the said Max Greenberg and Charles Gross their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the easterly 54 feet of the westerly one-half of Lot No. 35 on the Plan of Waverly Place, of record in Book 57, pages 94 and 95, Register's Office for said County.

Said part of said Lot No. 35 fronts 54 feet on the southerly side of Acklen Avenue, and runs back between lines 153.5 feet on the West Line to a point which is 58.7 feet easterly from the southwest corner of Lot No. 35 on said plan in the northerly margin of an alley, and 154 feet on the East Line to a point in said margin of said alley, and measures 54 feet on said alley.

Being part of the same property conveyed to L.W. Dawson and wife, Mary M. Dawson, by deed from Mrs. Lavinia May Asa, of record in Book 1517, page 399, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Max Greenberg and Charles Gross their heirs and assigns, forever.

And we do covenant with the said Max Greenberg and Charles Gross 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.

And we, L.W. Dawson and wife, Mary M. Dawson do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Max Greenberg and Charles Gross their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 5th. day of November, 19 58

L.W. Dawson

Mary M. Dawson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Lloyd Hinds, a Notary Public in and for said County and State, the within named L.W. Dawson and wife, Mary M. Dawson 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 office, this 5th. day of November, 19 58

My commission expires April 25, 1962

Lloyd Hinds
Notary Public

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