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TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1001 — Published by Tennessee Title Company

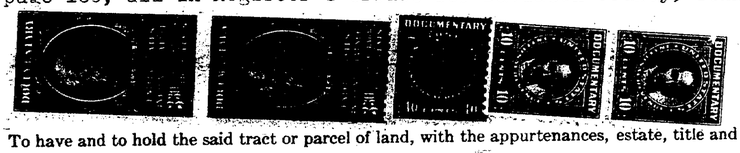
For and in consideration of the sum of $ TEN AND 00/100 ($10.00)---------- DOLLARS cash in hand to us paid by Arthur Sender and wife, Erna Sender, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the assumption and agreement to pay the unpaid balance, principal and interest, on a promissory note executed by us, payable to the order of Murphree Mortgage Company, dated July 15, 1958, in the original principal sum of $6,650.00 and payable in monthly installments of $36.97 each, including both principal and interest at the rate of 4½% per annum and secured by deed of trust of record in Book 2428, page 513, to Ferriss C. Bailey, Trustee, we, Clifton E. Chester, Jr. and wife, Mildred A. Chester, have bargained and sold, and by these presents do transfer and convey unto the said Arthur Sender and wife, Erna Sender, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 91 on the Map of Morrow Meadows, Section Two, as of record in Book 2331, page 16, Register's Office for said County.

Said Lot No. 91 fronts 62 feet on the easterly side of Delray Drive and runs back between lines 89.3 feet on the northerly line and 125.6 feet on the southerly line to a dead line in the rear on which it measures 53.8 feet.

Being the same property conveyed to Clifton E. Chester, Jr. and wife, Mildred A. Chester, by deed from Brentwood Homes, Inc. of record in Book 2441, page 251, said Register's Office.

This conveyance is made subject to the restrictive covenants of record in Book 2300, page 421, and in Book 2398, page 596, and in Book 2397, page 188, all in Register's Office for 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 Arthur Sender and wife, Erna Sender, their heirs and assigns, forever.

And we do covenant with the said Arthur Sender and wife, Erna Sender, 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 by 1959 taxes which are assumed by grantees herein.

And we, Clifton E. Chester, Jr. and wife, Mildred A. Chester, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Arthur Sender and wife, Erna Sender, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 21 day of March, 1959

/s/ Clifton E. Chester, Jr.
Mildred A. Chester

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Clifton E. Chester, Jr. and wife, Mildred A. Chester, 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 21 day of March, 1959.

Commission expires 4-28-1962

[illegible]
Notary Public

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