WARRANTY DEED

For and in consideration of the sum of ($10.00)
- - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid and other good and valuable considerations, paid by the grantees, the receipt of which is hereby acknowledged,

We, Raymond D. Trammel and wife, Tawanda Trammel

have bargained and sold, and by these presents do transfer and convey unto the said Woodrow Shelton and wife, Mary Shelton, 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. 48 on the Plan of Sky View Subdivision, as of record in book 2331, pages 54 and 55, Register's Office for said County, described as follows:
Beginning on the westerly margin of Hunley Drive at the corner of Lots Nos. 47 and 48; thence with the line between said two lots westerly 323.5 feet; thence southerly 130 feet to the corner of Lots Nos. 48 and 50; thence with the line between said two lots southeasterly 153.2 feet to the corner of lots Nos. 48, 49 and 50; thence with the line between lots Nos. 48 and 49, easterly 152.2 feet to the westerly margin of Hunley Drive; thence with the same northerly 140 feet to the beginning.
Being the same real property conveyed to Raymond D. Trammel and wife, Tawanda Trammel, by deed from Union Trust Company, Inc., dated February 12, 1959, filed February 26, 1959, and recorded in book 2878, page 347, said Register's Office.

This conveyance is made subject to restrictions of record in book 1788, page 516, and in book 2444, page 576, Register's Office, Davidson County, Tennessee, and ten-foot easement for public utilities along the southerly and westerly lines of premises, anchor easement at the northeast corner of premises, 100-foot building setback line from Hunley Drive, and conditions of owners certificate, as shown on plan of record in book 2331, pages 54 and 55, Register's Office, 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 Woodrow Shelton and wife, Mary Shelton, their heirs and assigns, forever.

And we do covenant with the said Woodrow Shelton and wife, Mary Shelton, 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 for the 1959 State and County taxes, which have been pro-rated and assumed by the grantees herein.
And we, Raymond D. Trammel and wife, Tawanda Trammel do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Woodrow Shelton and wife, Mary Shelton, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness 26th hand this 26th day of May, 19 59

Raymond D. Trammel
Tawanda Trammel

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Hugh J. Bradley, a Notary Public in and for said County and State the within named Raymond D. Trammel and Tawanda Trammel 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 of office, this 4th day of June, 1959
Commission Expires L A P 25, 1963.

Hugh J. Bradley
Notary Public