REAU S. FOLK, JR., FORM

WARRANTY DEED G-154497

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

and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

ROBERT C. HARTMANN and wife, MARGARETTA O. HARTMANN,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JACKSON B. WHITE, III, and wife, ALICE BAILEY MADDUX WHITE,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being parts of Lots Nos. 21 and 22 on the Map of a part of R. M. Atkinson's lots on Cedar Lane, not of record, and more particularly described according to a survey prepared by T. R. Sanford, on February 25, 1953, as follows:

Beginning at the southwest corner of Cedar Lane and a 50-foot unnamed street, later called Hazelwood Avenue, now Primrose Avenue, as shown on the Plan of Belmont Terrace Annex No. 4, of record in Book 974, page 97, Register's Office for said County; thence with the southerly margin of Cedar Lane, westerly 92 feet to the corner of Lots Nos. 21 and 22; thence southerly along Allen's easterly line 200 feet to an iron pin; thence eastwardly 67 feet to a point in the westerly margin of Hazelwood Avenue, now Primrose Avenue; thence with the margin of said Avenue, north 11° 15' east 200 feet to the point of beginning.

Being the same property conveyed to Robert C. Hartmann and wife, Margaretta O. Hartmann, by deed from H. B. Brackin and wife, of record in Book 2138, page 457, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 1117, page 273, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except 1959 taxes, which have been prorated as of September 21, 1959 and assumed by the Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 18th day of September, 1959

Robert C. Hartmann

Margaretta O. Hartmann

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Ruby E. Cole, a Notary Public in and for the State and County aforesaid, personally appeared the within named Robert C. Hartmann and wife, Margaretta O. Hartmann,

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 the 18th day of September, 1959

Ruby E. Cole
Notary Public

My commission expires: May 16, 1962