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WARRANTY DEED

FROM

Cecil E. Ward et ux

TO

E. Gipson Kesterson et ux

REGISTER'S OFFICE
STATE OF TENNESSEE, DAVIDSON COUNTY
Received for record 19 day of OCT A.D. 1959 at 3:11 o'clock P M.
Noted in Book 94 Page 300
Recorded in Book ____ Page ____
Recording Fee $2.?0
JAMES P. WILSON, Register
By ____ Dep.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

WARRANTY DEED

For and in Consideration of the sum of Thirteen Thousand and no/100- DOLLARS

of which sum $6,900.00 has been paid in cash, the receipt of which is hereby acknowledged, and forthe remaining amount E. Gipson Kesterson and wife, Emily L. Kesterson, have assumred and agreed to pay the unpaid balance of $2,100.00 of a note in the original amount of $6,000.00, payable $150.00 each three months after date for eleven quarterly payments andthe remainder of $4,350.00 due and payable three years after date with interest from date at the rate of 5% per annum, payable quarterly, and the said note is secured by deed of trust executed by Cecil E. Ward and wife, Zella O. Ward, to Louie Phillips, Trustee, dated January 26,1953, filed January 26,1953, and recorded in book 2163, page 427, R. O. D. C., Tennessee, and said note has been extended to January 26, 1960, with a payment of $150.00 due October 26,1959. The said E. Gipson Kesterson and wife, Emily L. Kesterson, have assumed and agreed to pay a note in the principal amount of $4,000.00, dated Jan. 26,1953, with interest from date,at 6% per annum, payable monthly and maturing three years after date. The said note is secured bydeed of trust executed by Cecil E. Ward and wife to J. L. Clark, Trustee, dated January 26,1953, filed January 26,1953, and recorded in book 2163, page 423. The interest on said note has been paid to Sept. 8, 1959, and by agreement, said note has been extended to Jan. 26,1960, with interest payable monthly.

we, Cecil E. Ward and wife, Hilda M. Ward, have bargained and sold, and by these presents do transfer and convey unto the said E. Gipson Kesterson and wife, Emily L. Kesterson, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being part of an unrecorded lot on the Plan of the W. L. B. Lawrence Tract, as of record in Book 21, page 148, Register's Office for said County, described as follows:-

Beginning on the westerly margin of Tenth Avenue South, formerly Pomeroy Avenue, at the northeast corner of the property conveyed to City of Nashville by deed from Robert M. Hudson and wife, of record in Book 967, page 248, said Register's Office, said point being 425 feet, more or less, north of the northerly margin of Caruthers Avenue; thence with the westerly margin of Tenth Avenue South, northwardly 65 feet to the southeast corner of the property conveyed to Robert A. Waggoner by deed from Martin L. Wade and wife, of record in Book 910, page 728, said Register's Office; thence with the southerly line of said Waggoner property westwardly 150 feet, more or less, to another corner of said City property; thence with the line of said City property southwardly 65 feet and eastwardly 150 feet, more or less to the beginning.

Being the same real property conveyed to Cecil E. Ward and wife, Zella Oakley Ward, by deed from Clarence D. Pile and wife, dated March 8, 1946, filed March 20, 1946, and recorded in Book 1372, page 125, said Register's Office, the said Zella Oakley Ward having since died.