BK 3033

TENNESSEE TITLE COMPANY

WARRANTY DEED   FORM 1002   Published by Tennessee Title Company

For and in consideration of the sum of $ TEN & NO/100 - - - - - - - - - - - - - - DOLLARS

cash in hand paid by Matthew E. Staed and wife, Caroline Staed, and other good and valuable consideration, the receipt of all of which is hereby acknowledged;

ESTES-TAYLOR COMPANY, INC., a corporation, has

~~have~~ bargained and sold, and by these presents do transfer and convey unto the said Matthew E. Staed and wife, Caroline Staed, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Land in the 7th Civil District of Davidson County, Tennessee, described according to a survey made by Z. J. Wilkinson, Surveyor, as follows:

Beginning on the westerly margin of Granny White Pike at a point 240 feet south of the southerly margin of Tyne Boulevard; thence north 86° 30' west 440 feet; thence south 3° 30' west 235 feet to a corner of the property conveyed to Estes-Taylor Company, Inc. by deed from Charles M. Anderson and wife, of record in Book 2999, page 582, Register's Office for said County; thence with said Company's line south 86° 30' east 440 feet to the westerly margin of the Granny White Pike; thence with said Pike, north 3° 30' east 235 feet to the beginning.

Being part of the real property conveyed to Estes-Taylor Company, Inc. by deed from Moreau P. Estes and wife, recorded in Book 2999, page 566, 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 Matthew E. Staed and wife, Caroline Staed, their heirs and assigns, forever.

And Grantor does covenant with the said Matthew E. Staed and wife, Caroline Staed that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered. except taxes for 1960

And Estes-Taylor Company, Inc., does ~~do~~ further covenant and bind itself, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Matthew E. Staed and wife, Caroline Staed their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness its hand this 25 day of March, 1960

Attest: ESTES-TAYLOR COMPANY, INC.

George L. Taylor, Secretary   By J. Frank Estes President

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named ....

the bargainor......, with whom I am personally acquainted, and who acknowledged that .... executed the within instrument for the purposes therein contained. Witness my hand and official seal at ...., Tennessee, this .... day of ...., 19....

Commission expires ....   Notary Public

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