REAU E. FOLK JR. FORM

WARRANTY DEED

For and in consideration of the sum of ----------$10.00----------
----------TEN AND NO/100---------- DOLLARS ($ 10.00),
cash in hand paid by BERNICE WINFREY and wife, JUDY CRITTENDEN WINFREY, the receipt of which is hereby acknowledged, and other good and valuable considerations, including the assumption by the grantee herein of the present balance now due the W. L. Bainbridge Co. which indebtedness is secured by a vendors' lien retained in an installment deed dated March 9, 1959, and recorded in Book 2881, Page 378, Register's Office for Davidson County, Tennessee,

we, ROBERT LEE HUNT, SR., and wife, CLESTELL BYRD HUNT

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto
BERNICE WINFREY and wife, JUDY CRITTENDEN WINFREY

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:

Lot No. 9 on the Map of Hydes Ferry Park Subdivision, as of record in Book 2330, page 176, Register's Office for said County.

Said Lot No. 9 fronts 198.5 feet on the southeasterly side of Emerald Drive and runs back 295 feet on the northeasterly line and 257 feet on the southerly line to a dead line measuring 96 feet thereon.

Being the same property conveyed to Robert Lee Hunt, Sr., and wife, by deed from W. L. Bainbridge, Jr., and wife, of record in Book 2881, Page 378, 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 as hereinabove set out and for 1960 taxes which have been pro-rated and assumed by 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 20th day of April, 1960

Robert Lee Hunt

Clestell Byrd Hunt

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Robert Lee Hunt, Sr., and wife, Clestell Byrd Hunt, 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 office in Nashville, Tennessee, this, the 20th day of April, 1960

William L. Hogewood
Notary Public
At Large, State of Tennessee

My commission expires: May 28, 1963

WARRANTY DEED
From 80626
ROBERT LEE HUNT, SR., et ux
CLESTELL BYRD HUNT
To
BERNICE WINFREY, et ux
JUDY CRITTENDEN WINFREY

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 21 day of April A.D. 1960 at 9:36 o'clock A M.
Noted in Book 95 Page 162
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By Mary Lou Lucas D.C.

REAU E. FOLK, JR., ATTY.
NASHVILLE, TENNESSEE

20