For and in consideration of the sum of seven thousand, five hundred and no/100----
----------($7,500.00)---------- DOLLARS
cash in hand paid by Paul Jackson and wife, Helen Jackson, receipt of which is hereby acknowledged,

we, James W. Staggs and wife, Bessie E. Staggs
have bargained and sold, and by these presents do transfer and convey unto the said Paul Jackson and wife, Helen Jackson, their
heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the southerly 56 feet of lot No. 3 on the plan of Trinity Heights, as of record in book 161, page 38, Register's Office for said County. Said part of lot No. 3 fronts 56 feet on the westerly side of North 4th. Street, formerly Lischey Avenue, and runs back between parallel lines, 165 feet to an alley.
Being the same real property conveyed to James W. Staggs and wife, Bessie E. Staggs, by deed from Clifton G. Smith and wife, dated April 29, 1950 filed May 12, 1950, and recorded in book 1846, page 482, 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 said Paul Jackson and wife, Helen Jackson, their
heirs and assigns, forever.

And we do covenant with the said Paul Jackson and wife, Helen Jackson
that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unincumbered, except for taxes for the year 1960 which are prorated and assumed by purchasers.

And we, James W. Staggs and wife, Bessie E. Staggs
do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Paul Jackson and wife, Helen Jackson, their
heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 13th day of July, 19 60, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

James W. Staggs
Bessie E. Staggs

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, L. R. Grimes, Jr, a Notary Public in and for said County and State, James W. Staggs and wife, Bessie E. Staggs

the within named 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 this 15th day of July, 19 60.

MY COMMISSION EXPIRES OCT. 24, 1961

Commission Expires

L. R. Grimes, Jr
Notary Public

WARRANTY DEED

FROM
James W. Staggs, et ux
TO
Paul Jackson, et ux

93576

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 18 day of JUL A.D. 1960 2:30 P.M.
Noted in Book 26 Page 329
Recorded in Book 3100 Page 289
Recording Fee $1.00
JAMES P. WILSON, Register
By [illegible] D.C.

Compliments of
Guaranty Title Company
A Division of [illegible] Company