THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

**WARRANTY DEED**

For and in consideration of the sum of $1.00

One Dollar and No/100 - - - - - - - - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, Lester Lee, widower

have bargained and sold, and by these presents do transfer and convey unto the said Mary Nell Lee Dean, her

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 11th Civil District, formerly the 19th, of Davidson County, Tennessee, being Tract # 3 as shown on an unrecorded survey made by N. G. Jenkins, Surveyor, July 2, 1956, and being part of Lot No. 21 in the resubdivision of the Dixie Pure Food Company's Subdivision, as of record in Book 421, page 30, Register's Office for said County.

Said Tract #3 fronts 100 feet on Pierce Circle (formerly Woods Avenue) and extends back 460.1 feet on the easterly side and 338.4 feet on the westerly side to the L & N Railroad right-of-way on which it measures 133.2 feet.

Being part of the property conveyed to Lester Lee and Myrtle Proctor Lee by deed from William F. Benton et ux, of record in Book 644, page 283, Register's Office for said County, the said Myrtle Proctor Lee having since died.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Mary Nell Lee Dean her heirs and assigns, forever.

And I do covenant with the said Mary Nell Lee Dean that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Lester Lee do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Mary Nell Lee Dean her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 18th day of June, 19 60

Lester Lee

STATE OF TENNESSEE
Davidson County

Personally appeared before me, J. A. Waldon, a Notary Public in and for said County and State, the within named Lester Lee

the bargainer, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at office, this 18th. day of June, 19 60

My commission expires 9/5/62

Notary Public