BK 3134

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 W. R. Dean and wife, Mary Nell Lee Dean, 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 11th Civil District, formerly the 19th, of Davidson County, Tennessee, being Tract # 2 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 #2 fronts 100 feet on Pierce Circle (formerly Woods Avenue) and extends back 581.8 feet on the easterly side and 460.1 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 Byrtle 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 W. R. Dean and wife, Mary Nell Lee Dean their heirs and assigns, forever.

And I do covenant with the said W. R. Dean and wife, 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 W. R. Dean and wife, Mary Nell Lee Dean their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 18th. day of June, 1960

Lester Lee

STATE OF TENNESSEE
Davidson County

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

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

Witness my hand and official seal at office, this 18th. day of June, 1960

J. A. Walden
Notary Public

Commission expires 9/5/62

WARRANTY DEED

FROM 6113 Lester Lee

TO W. R. Dean et ux

MIDDLETY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

$500 #13,874

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record 6 day of OCT A.D. 1960 at 12:37 o'clock P.M.
Noted in Book 4171 Page 170
Recorded in Book 3134 Page 39
Recording Fee $1.10
JAMES P. WILLIAMS, Register
By Mary Lee Smith D.R.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

PG 40