For and in consideration of the sum of TEN AND NO/100- - - - - - - - - - - - - - - - - DOLLARS ($10.00),

Cash in hand paid by Richard Stutts and wife, Beverly Stutts, and other good and valuable considerations, the receipt of which is acknowledged,

We, Herbert D. Gentry and wife, Agnes Chandler Gentry,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

Richard Stutts and wife, Beverly Stutts,

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:

Being Lot No. 9 on the unrecorded plan of Herbert Gentry's Subdivision of a part of Lots 27 and 28 of the Bainbridge and Satterfield Subdivision, a plat of which is of record in Book 421, page 132, in the Register's Office for said County and described according to a copy of a survey by Cantrell, Connell and Morrison, Engineers, in November, 1956, as follows:

Said Lot No. 9 fronts 180.8 feet on the south side of Selma Avenue and extends back between lines 218.7 feet on the west line and 224.6 feet on the east line to a dead line in the rear, measuring 180.5 feet thereon.

Being part of the same property conveyed to Herbert D. Gentry and wife, Agnes Chandler Gentry, by deed from Harley M. Gentry, of record in Book 2291, page 299, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a 100 feet minimum building set-back line from Selma Avenue and a 10-foot easement for public utilities along the rear line of the lot as shown on the unrecorded plan.

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 for restrictions and easements of record.

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 19 day of Sept. 1961

Herbert D. Gentry

Agnes Chandler Gentry

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, ________________, a Notary Public in and for the State and County aforesaid, personally appeared the within named Herbert D. Gentry and wife, Agnes Chandler Gentry

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 ________________, Tennessee,

this, the 19 day of Sept 1961

H L Demonbreun
Notary Public

My commission expires: My Commission Expires ...

59892

WARRANTY DEED

From

Herbert D. Gentry, et ux

To

Richard Stutts, et ux

Mail to
H L Demonbreun
121 Donelson ...
Donelson Tenn.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 25 day of SEP A.D. 1961
at 1:17 o'clock P. M.
Noted in Book ____ Page ____
Recorded in Book 3282 Page 69
Recording Fee $2.80
JAMES P. WILSON, Register
By ____ D. Reg.