TENNESSEE TITLE COMPANY

For and in consideration of the sum of $10.00
----------TEN AND NO/100---------- DOLLARS
cash in hand paid by Joseph DeMoss and wife, Edna C. DeMoss

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, George Gianikas and wife, Mary Ellen Gianikas

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 1031 on the Plan of Charlotte Park, Section XIII, as of record in Book 2900, pages 142 and 143, Register's Office for said County.

Said lot fronts 40.7 feet on the west side of Starliner Court and runs back 115 feet on the north line and 129 feet on the south line to a dead line in the rear on which it measures 136.8 feet.

Being part of the property conveyed to George Gianikas and wife, Mary Ellen Gianikas, by deed from Consolidated Developments, Inc., as of record in Book 3219, page 5, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 3185, page 544; and to the easements and limitations shown on the Map of Record in Book 2900, pages 142 and 143, 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 GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs 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.

Witness our hands this 18th day of January, 1962.

Mary Ellen Gianikas — George Gianikas

STATE OF TENNESSEE
DAVIDSON COUNTY

STATE TAX $ 29.85
PROBATE
TOTAL C.&A. $ 33.35

Personally appeared before me, George Gianikas and wife, Mary Ellen Gianikas, a Notary Public in and for said County and State, the within named bargainors, 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, Tennessee, this 18th day of January, 1962.

JAN 23 1962
P. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

Commission expires May 27, 1964

Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed

FROM 80220

GEORGE GIANIKAS, ET UX

TO

JOSEPH DeMOSS, ET UX

(Mortgagee Mortgage Company)

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 23 day of JAN A.D. 62 at 12:15 o'clock P.M.
Noted in Book 1179 Page 332
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By [signature] Deputy Reg.

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

13,900.00