WARRANTY DEED

For and in consideration of the sum of Ten and 00/100 ($10.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged, and for love and affection.

I, Hattie Davis, have bargained and sold, and by these presents do transfer and convey to the grantees, Gilbert V. Davis and Donald R. Davis and their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

TRACT NO. 1: Being part of lot No. 16 on the plan of the Nichol Property, as of record in Book 31, page 603, Register's Office for said County, being an unnumbered lot marked the Harriett Calniss Wild Property on the plan of the Nashville Trust Company's Subdivision of the Fannie Wild property, as of record in Plan Book 3, page 2, Chancery Court at Nashville.

Said part of lot No. 16 fronts 102 feet on the northerly side of Hydes Ferry Pike, as widened, and runs back 140 feet, more or less, on the westerly line and 150 feet, more or less, on the easterly line, along the westerly margin of 23rd Avenue, North, to the south line of Lot No. 10 measuring 100 feet thereon.

Being part of the property conveyed to Hattie Davis by deed from Kent Davis, of record in Book 790, page 417, said Register's Office.

The said grantor, Hattie Davis, reserves unto herself a life estate in said above described property as long as she is living with the right to occupy and use said property as her own during her lifetime.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said Gilbert V. Davis and Donald R. Davis and their heirs and assigns, forever, except as the reservations of the life estate as set forth above.

And I do covenant with the said Gilbert V. Davis and Donald R. Davis 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 with the exception of mortgages recorded in Book 2246, page 447 and Book 2233, page 479, Register's Office for Davidson County, Tennessee.

And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land, to the said Gilbert V. Davis and Donald R. Davis and their heirs and assigns and against the lawful claims of all persons, whomsoever.

Witness my hand this the 9 day of March, 1963.
Hattie Davis and Hattie Davis King are one and the same.

Hattie Davis King
HATTIE DAVIS (KING)