WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of ($10.00)- - - - - - - - - - - - - - - - -

TEN & NO/100- DOLLARS

Cash in hand paid by William Max Nichols and wife, Patricia Dean Nichols, the receipt of which is hereby acknowledged, and other good and valuable consideration,

Elrod Construction Company does has ~~have~~ bargained and sold, and by these presents ~~do~~ transfer and convey unto the said WILLIAM MAX NICHOLS AND WIFE, PATRICIA DEAN NICHOLS, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 38 on the Plan of Southlake, Section IV, of record in Book 3300, page 85, Register's Office for said County.

Said Lot No. 38 fronts 152.9 feet on the easterly side of Navert Drive and runs back 158.6 feet on the northerly line and 220.32 feet on the southerly line, to a dead line in the rear, measuring 62.2 feet thereon. There are no improvements on this property.

Being part of the property conveyed to Elrod Construction Company, by deed from Ervin M. Entrekin, Trustee, of record in Book 3533, page 565, said Register's Office.

Send tax statements to Fidelity Federal Savings & Loan Association, 401 Union Street, Nashville, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William Max Nichols and wife, Patricia Dean Nichols, their heirs and assigns, forever.

And it does ~~he~~ covenant with the said William Max Nichols and wife, Patricia Dean Nichols, that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And Elrod Construction Company does ~~he~~ further covenant and bind itself, its heirs and representatives, to warrant and forever defend the title to the said land to the said William Max Nichols and wife, Patricia Dean Nichols, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 2ND day of May, 19 63

Attest:

Dorothy Richmond
Secretary

ELROD CONSTRUCTION COMPANY

By: Clarence Elrod
President