WARRANTY DEED

For and in consideration of the sum of: $10.00

Ten and no/100 ---------- DOLLARS

Cash in hand paid by the grantees herein and other good and valuable considerations, receipt of which is Hereby acknowledged, the grantors AVERY M. RICHARDSON AND WIFE, EVY LEE RICHARDSON, have bargained and sold, and by these presents do transfer and convey unto the said C. B. COLLINS AND WIFE, SHIRLEY COLLINS 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. 5 on the Plan of Sec. III Southlake of record in Book 2331, page 97, Register's Office for said County.
Said Lot No. 5 fronts 80 feet on the west side of Southlake Drive and runs back 371.4 feet on the north line and 341.5 feet on the south line, along the north line of a 20 foot "pedestrian way" to a dead line in the rear on which it measures 142.4 feet.
Being the same property as conveyed to Avery M. Richardson and wife, Evy Lee Richardson, by deed from Mid-South Developers, Inc. of record in Book 2736, page 607; said Register's Office.

The above described property is being conveyed subject to restrictions in Book 2490, page 111, 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 C. B. COLLINS AND WIFE, SHIRLEY COLLINS their heirs and assigns, forever.

And grantors do covenant with the said C. B. COLLINS AND WIFE, SHIRLEY COLLINS that they are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And AVERY M. RICHARDSON AND WIFE, EVY LEE RICHARDSON do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said C. B. COLLINS AND WIFE, SHIRLEY COLLINS, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 16th day of July 1963

Avery M Richardson

Evy Lee Richardson