WARRANTY DEED

For and in Consideration of the sum of

One and no/100 - - - - - - - - - - - - - ($1.00) - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid, the receipt of which is hereby acknowledged, and in order to vest title to the property hereinafter described in the grantor and the grantee, as tenants by the entirety.

I, J. Claude Smith

have bargained and sold, and by these presents do transfer and convey unto ~~the said~~ my wife, Ruth P. Smith, her heirs and assigns, a one-half undivided interest in and to ~~the said~~ a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being lot No. 2 on the Plan of Overhill City and W. H. Fox's Subdivision of part of the Cumberland Nurseries, as of record in book 332, page 21, Register's Office for said County.
Said lot No. 2 fronts 50 feet on the northerly side of Peachtree Street and runs back between parallel lines 150 feet to an alley.
Being the same property conveyed to J. Claude Smith by deed from Sallie Carney, dated July 18, 1939, and recorded in book 1126, page 42, Register's Office for said County.

This conveyance is made pursuant to the provisions of the laws of the State of Tennessee and for the express purpose of creating an estate by the entirety in the above described land in the said J. Claude Smith and wife, Ruth P. Smith so that the entire property, upon the death of either, will go to the survivor.

To Have and to Hold the said interest in said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ruth P. Smith, as aforesaid, her heirs and assigns, forever.

And I do covenant with the said Ruth P. Smith that I am interest in said lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said interest in said land to the said Ruth P. Smith, her heirs and assigns against the lawful claims of all persons whomsoever.

Witness MY hand this 4th day of June, 19 54

R. Claude Smith

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, N M Ewell, a Notary Public in and for said County and State, the within named J. Claude Smith

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of June, 1954.

N M Ewell, Notary Public

Commission Expires 7-7-54

STATE OF
County of

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this _____ day of _____, 19____

_____, Notary Public

Commission Expires _____

BOOK 3807 PAGE 961

STATE TAX $ 3.00
PROBATE .50
TOTAL $ 3.50

SEP 2 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID SEP 2 1964
CT

48800

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 2 3 09 PM '64
NOTED: BOOK 109 PAGE 825
RECORDING FEE $ 3.00
DEP. REG. 2

Return to
GUAR. TITLE

WARRANTY DEED

FROM
J. Claude Smith

TO
Ruth P. Smith

Guaranty Title Company
A DIVISION OF
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

FORM 103