TENNESSEE TITLE COMPANY

For and in consideration of the sum of ($10.00) BOOK 3854 PAGE 1

TEN AND NO/100 DOLLARS

cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged,

MAP 61-15
PAR 7
ew

I, Ezell Dickerson and wife

have bargained and sold, and by these presents do transfer and convey unto the said Jim Stevens

my one-half undivided interest in his,

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No.2 on the Map of George Burrus Subdivision of Lot No. 81 in Maplewood Home Tract, as of record in Plan Book 421, page 178, in the Register's Office for Davidson County, Tennessee.

Sid Lot No. 2 fronts 90 feet on the westerly side of the Gallatin Road in the 11th District of Davidson County, Tennessee, and runs back westwardly between parallel lines 210 feet to the easterly line of Lot No. 4 on said Plan, the northeasterly corner of said Lot No. 2 being 95 feet southerly from the from the southerly margin of Maplewood Boulevard.

Being the same property conveyed to Jim Stevens and Ezell Dickerson by deed from James J. Cady and wife, Myrtle M. cady, of record in Book 3709, 559. said Register's Office.

the said one-half undivided interest in and to

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 28th day of June, 1964

Ezell Dickerson
Mildred Dickerson

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Rebecca H. Carver, a Notary Public in and for said County and State, the within named Ezell Dickerson and wife, Mildred Dickerson

STATE TAX $ .75
PROBATE .50
TOTAL $ 1.25

the 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 28th day of June, 1964.

PAID NOV 19 1964
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

Commission expires Feb 16 1965

Rebecca H. Carver
Notary Public.

TENNESSEE TITLE COMPANY

59036

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

Nov 19 10 38 AM '64

NOTE: BOOK 110 PAGE 441
RECORDING FEE $ 2.00
DEP. REG.

Warranty Deed

FROM Ezell Dickerson and wife

To Jim Stevens

Published by TENNESSEE TITLE COMPANY NASHVILLE, TENNESSEE

Zone Office
ERS TITLE INSURANCE CORPORATION
Richmond, Virginia

MARSHALL & BRUCE-NASHVILLE

JIM STEVENS REALTY & AUCTION
311 Gallatin Rd