This Instrument Prepared By:
BAILEY, EWING & DALE, Attys.
709-719 Nashville Trust Building
Nashville, Tennessee 37201

Map. 160-2
Par. 36
pw

FROM: C. E. KORD, and wife, KATIE M. KORD

TO: C. E. KORD and KATIE M. KORD

BOOK 4254 PAGE 473

ADDRESS NEW OWNER(S) AS FOLLOWS: SEND TAX BILLS TO: MAP-PARCEL NUMBERS

C. E. Kord and Katie M. Kord
5301 Franklin Road
Nashville, Tennessee 37220

S A M E

JUL 26 '73 MISC A* 3.00 * 3.00

FOR AND IN CONSIDERATION OF the mutual benefits accruing, and to accrue, to us, we, C. E. Kord, and wife, Katie M. Kord, have bargained and sold, and by these presents do transfer and convey unto C. E. KORD and to KATIE M. KORD, each, and their respective heirs and assigns, a one-half (1/2) undivided interest, as tenants in common, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 2 on the Map of Section Two Forrest Acres Subdivision, of record in Book 1424, Page 17, Register's Office for said County.

Beginning at a point, which is an iron pin, in the westerly margin of Franklin Pike at the southeast corner of Lot No. 2; thence along the said Pike, north 6°-20' east 193.1 feet to a concrete monument at the beginning of a curve; thence around the said curve in the northwesterly direction 32.64 feet to a concrete monument in the South margin of Redwood Drive; thence along the said drive, westerly 488.3 to the corner of Lots Nos. 2 and 4; thence along the line between said lots, 211.8 feet; thence easterly 510 feet to the beginning.

Being the same property conveyed to C. E. Kord and wife, Katie M. Kord, by deed from Clifton Ladd and wife, Jean Ladd, of record in Book 2444, page 493, Register's Office for said County.

Included in the above description, but expressly excluded from this conveyance, is the following described tract of land which was conveyed to State of Tennessee by deed of the grantors herein, of record in Book 3710, page 165, said Register's Office:

Being the Easterly part of Lot No. 2 on the Map of Section Two, Forrest Acres Subdivision of record in Book 1424, page 17, in the Register's Office, Davidson County, Tennessee.

Beginning at a point in the Southeast corner of said Lot No. 2 and runs with C. E. Kord's South boundary line, North 83° 45' West, 291 feet to a point; thence North 24° 28' 30" East, 222 feet to a point in the South margin of Redwood Drive; thence with said margin South 83° 45' East, 220 feet to a point; thence with a

curve to the left being the margin of Redwood Drive and U. S. Highway #31, 32.64 feet to a point; thence with the west margin of U.S. Highway #31, South 10° 18' West, 193.1 feet to the point of beginning, containing, 1.31 acres, more or less.

This is improved property known as 5301 Franklin Road, Nashville, Tennessee.

TO HAVE AND TO HOLD the respective one-half (1/2) undivided interests in and to said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said C. E. KORD and KATIE M. KORD, their heirs and assigns, forever, as tenants in common.

And we do covenant with the said C. E. KORD and KATIE M. KORD 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.

And we, C. E. KORD and wife, KATIE M. KORD, do further covenant and bind our heirs and representatives, to warrant and forever defend the title to the said undivided one-half (1/2) interests in and to the sald land to the said C.E. KORD and KATIE M. KORD, respectively, and their heirs and assigns against the lawful claims of all persons whomsoever.

It is the intent of this instrument that the tenancy by the entireties in the said property, heretofore existing, is hereby terminated, and that henceforth, each of the grantees shall be the owner of an undivided one-half (1/2) interest in said property, as tenants in common.

A06674 IDENTIF. REFERENCE JUL 26 10 36 AM '68

Witness our hands this 26th day of July, 1968.

C. E. Kord

Katie M. Kord

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, Mae T. Lewis, a Notary Public in and for said State and County, the within named C. E. Kord and wife, Katie M. Kord, 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 26th day of July, 1968.

Mae T. Lewis
NOTARY PUBLIC

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES:

May 15-1971