This instrument prepared by Caesar E. Urrutia, 1623 Parkway Towers, 404 James Robertson Blvd., Nashville, Tennessee 37219.

Map 8
Par 59

WARRANTY DEED BOOK 4524 PAGE 221 ATTORNEYS TITLE COMPANY

For and in Consideration of the sum of - - - Ten and 00/100 - - - - - - - - -

- DOLLARS

and other good and valuable consideration, the receipt of all of which is hereby acknowledged,

We, Leland Cornell Watts and E. Maxine Cato

State of Tennessee
County of Davidson

The actual consideration or value whichever is greater, for this transfer is $4500.00. Audrey Sue Demonbreun
Affiant

Sworn to and subscribed before me this 28th day of July, 1971.

Notary Public

Commission expires: 8-11-73

have bargained and sold, and by these presents do transfer and convey unto the said Audrey Sue Demonbreun and husband, James Edward Demonbreun

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

Land in the 14th Civil District of Davidson County, Tennessee, described according to a survey made June 12, 1971 by John R. Alley, Surveyor, as follows:

Beginning at a post in the easterly margin of U. S. Highway 431 or the Whites Creek Pike, a corner to Patterson and the most southerly corner of this land; thence with said highway margin North 45 deg. 45' West 185 feet to a post, a corner to James Demonbreun; thence with the line of said Demonbreun North 44 deg. east 200 feet to a point and North 43 deg. West 158 feet to a post, a corner to said Demonbreun and Tract 2 of this survey; thence with the line of said Tract 2 North 45 deg. 30' East 1,188 feet to a stake and South 85 deg. 15' East 338 feet to a stake, a corner to said Tract 2 in the line of H. H. Raines; thence with the line of said Raines as follows: South 4 deg. 20' West 165 feet to a stake; North 85 deg. 45' West 239 feet to a 30 inch red oak tree and South 40 deg. 15' West 222.5 feet to an iron pin, a corner to said Raines and aforesaid Patterson; thence with a fence and the line of said Patterson, South 38 deg. 45' West 1,118 feet to the beginning, containing 8.55 acres, more or less.

Being a portion of the real estate which was conveyed by J. D. Huffman and R. A. Huffman, Executors, to Eulala Huffman Watts by a deed of record in the Register's Office for Davidson County, Tennessee, in Deed Book 674, Page 595. The said Eulala Huffman Watts having since died, leaving as her only heirs-at-law, Leland Cornell Watts, E. Maxine Cato, and Audrey Sue Demonbreun.

Audrey Sue Demonbreun joins in this conveyance for the express purpose of creating an estate by the entireties with her husband, James Edward Demonbreun, as provided by the Tennessee Code Annotated, Section 64-109.

Dorothy M. Watts, wife of Leland Cornell Watts, and Willie T. Cato, husband, of E. Maxine Cato, join in this conveyance for the purpose of conveying any interest, present and/or future, that they might have due to their marriage to the grantors.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Audrey Sue Demonbreun and husband, James Edward Demonbreun, their heirs and assigns, forever.

And we do covenant with the said Audrey Sue Demonbreun and husband, James Edward Demonbreun 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, Leland Cornell Watts and E. Maxine Cato do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Audrey Sue Demonbreun and husband, James Edward Demonbreun, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 28th day of July, 1971

Leland Cornell Watts
Leland Cornell Watts

E. Maxine Cato
E. Maxine Cato

Audrey Sue Demonbreun
Audrey Sue Demonbreun

Dorothy M. Watts
Dorothy M. Watts

Willie T. Cato
Willie T. Cato

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, Fitzalen Sullivan, a Notary Public in and for said County and State, the within named Leland Cornell Watts and wife, Dorothy M. Watts; E. Maxine Cato and husband, Willie T. Cato; Audrey Sue Demonbreun

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 July, 1971.

Fitzalen Sullivan, Notary Public

Commission Expires 8-11-73

FITZALEN SULLIVAN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 _____

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

Leland Cornell Watts, E. Maxine Cato et al

TO

Audrey Sue Demonbreun and husband, James Edward Demonbreun

B 2 4 7 3 0

IDENTIF. REFERENCE

Jul 29 10 05 AM '71

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUL 29 '71 COMM

JUL 29 '71 STATE

JUL 29 '71 FREE

JUL 29 '71 RECD

$4,500.00 A* 11.70

A* .50

A* 8.00

* 20.20

Attorneys Title Company
Titles Guaranteed

Suite 5, Stahlman Bldg.
NASHVILLE, TENN.

BOOK 4524 PAGE 224