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WARRANTY DEED

PARCEL NO. 9W-8990

9W-8
3rd Pd

This deed was prepared by:
Mose J. Davie, Attorney
1026-4th Ave., North
Nashville, Tennessee 37219

For and in consideration of the sum of Eight-thousand-two-hundred-fifty ($8,250.00) dollars, cash in hand paid to us, the receipt of which is hereby acknowledged, and for other good and valuable considerations, we, Cerella B. Harris, Danna Lenore Steele Dyer and husband, Charles Herbert Dyer, have bargained and sold and by these presents do transfer and convey unto John Charles Lovell, his heirs and assigns, the fee simple interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

> Being the northerly forty (40') feet of Lots 51 and 52 on the Plan of Hynes' Addition to Nashville, as of record in Minute Book 8, page 85, Chancery Court for Davidson County, Tennessee, described as follows:
>
> BEGINNING on the westerly margin of 14th Avenue North, formerly Gay Street, one-hundred (100') feet northerly from the northerly margin of Hynes Street; thence with the westerly margin of said Avenue northerly forty (40') feet to the S. E. corner of Lot 46; thence westerly with the southerly line of said Lot 46 and the northerly line of Lots 51 and 52, one-hundred-forty (140') feet to the easterly margin of an alley; thence with the easterly margin of said alley southerly forty (40') feet to a point one-hundred (100') feet northerly from the northerly margin of Hynes Street; thence easterly one-hundred-forty (140') feet to the beginning.
> Being property devised to Cerella B. Harris, for life, with remainder to Danna Lenore Steele, as devisees under the will of Andrew Jackson Steele, deceased, of record in Will Book 104, page 417, Probate Court of Davidson County, Tennessee.
> The said property is improved and known as 305 - 14th Ave., North, Nashville, Tennessee. Send all tax statements to John Charles Lovell at 1408 Church Street, Nashville, Tennessee, 37203.

TO HAVE AND TO HOLD, the said tract or parcel of land with the appurtenances, title and interest thereto belonging to John Charles Lovell, his heirs and assigns forever.

And, we do covenant with the said John Charles Lovell, that we are lawfully seized and possessed of the said land in fee simple, have a good right to convey it, and the same is unencumbered.

And, we, Cerella B. Harris, Danna Lenore Steele Dyer and husband, Herbert Charles ~~M~~ Dyer, do further covenant and bind ourselves, our heirs, and assigns to warrant and forever defend the title to the said land to John Charles Lovell, his heirs and assigns against the claims of all persons whomsoever.

WITNESS our hands on the 21st day of November, 1972.

B87601

IDENTIF. REFERENCE

DEC 13 1 39 PM '72

FELIX A. ELLISON REGISTER
DAVIDSON COUNTY, TENN.

Charles Herbert Dyer

Danna Lenore Steele Dyer

Cerella B Harris

DEC 13 72 CONV *8,250.00
DEC 13 72 S'TAX A* 21.32
DEC 13 72 PR'FEE A* .50
DEC 13 72 W'DEED A* 6.00 * 27.82

STATE OF TENNESSEE)
:
COUNTY OF DAVIDSON)

Personally appeared before me, A. C. Walker, a Notary Public in and for said County and State, the within named, Cerella B. Harris, the bargainor with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 21st day of November, 1972.

A. C. Walker
NOTARY PUBLIC

My commission expires: 7-12-74

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STATE OF PENNSYLVANIA)
:
COUNTY OF Delaware)

Personally appeared before me, Peter W. Mohr,

a Notary Public in and for the said County and State, the within named, Danna Lenore Steele Dyer and husband, Charles Herbert Dyer, 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 Drexel Hill, Pennsylvania, this 29th day of November, 1972.

NOTARY PUBLIC

NOTARY PUBLIC
UPPER DARBY TWP., DEL. CO.
My Commission Expires August 16, 1973

My Commission expires:

PETER W. MOHR NOTARY PUBLIC COMMONWEALTH OF PENNSYLVANIA

I hereby swear or affirm that the actual consideration or true value for this transfer whichever is greater is $8,250.00.

AFFIANT

Sworn to and subscribed to before me this 12th day of December, 1972.

DEPUTY REGISTER

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $ 8,250.00 Affiant Thomas D. Gray
Subscribed and sworn to before me this 13th day of December 1972
Deputy Register