

This Instrument was prepared by
Harold T. Brundige, Attorney At Law
Martin, Tennessee

WARRANTY DEED

For and in consideration of the sum of \$3,000.00 Cash in hand paid, the receipt of which is hereby acknowledged, and the assumption of a note and deed of trust with First Federal Savings and Loan Association of Fulton, Fulton, Kentucky, in the original amount of \$24,000.00, which the Purchaser expressly assumes,

H. V. Wilson Corporation, has
this day granted, bargained and sold by these presents do transfer and convey unto O. KAY SMITH, JR.

-----his heirs and assigns,

the hereinafter described land(s), situated in the 2nd Civil District of the County of Weakley and State of Tennessee, and more particularly described as follows, to-wit:

BEGINNING at a stake on the west right-of-way margin of Willow Lane at Norman Campbell's Northeast corner; thence West 188.65 feet with Campbell's North line to a stake at his Northwest corner on Vincent Vaughan's east boundary line; thence North 21 feet with Vaughan's east line to a stake at his Northeast corner and which point is Charles M. Jones' Southeast corner; thence North 22-1/2 degrees West 54 feet with Jones East line to a stake; thence in an easterly direction 191 feet with the south boundary of other lands owned by H. V. Wilson Corporation to a stake on the West right-of-way margin of Willow Lane; thence South 75 feet with the West right-of-way margin of Willow Lane to the beginning corner.

BEING a part of the same property conveyed to H. V. Wilson Corporation, a Tennessee Corporation, by deed of D. William Dodson, and wife, Janelle S. Dodson, by date of July 5, 1972, and recorded on July 8, 1972, in Deed Book #149, Page 27, Register's Office, Weakley County, Tennessee.

TO HAVE AND TO HOLD the premises aforesaid unto the said O. KAY SMITH, JR.,

-----his heirs and assigns, forever.

The said H. V. WILSON CORPORATION, a Tennessee Corporation, hereby covenant that it is lawfully seized and possessed of an indefeasible estate in fee in the premises hereby conveyed; that it has a good right to convey the same; that the said premises are free and clear of any incumbrances, and that it will warrant and defend the title to the said premises unto the said vendee(s) his heirs and assigns, forever, against the lawful claims and demands of all persons whomsoever.

The said vendor(s) and all persons rightfully claiming under it will from time to time, and at all times, at the request and cost of the said vendee(s), his heirs and assigns, execute all such further assurances for the further or more perfectly satisfactorily assuring and confirming the said hereditaments and premises hereby granted as shall be necessary to effectuate the purposes of this instrument.

Witness, my hand(s), this 2nd day of January, 19 73.

H. V. WILSON CORPORATION

BY: Harold T. Brundige

PRESIDENT.

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