For and in consideration of the sum of $ $10.00

TEN & 00/100 DOLLARS

cash in hand paid and other valuable considerations, the receipt of which is hereby acknowledged, we John W. Brumit and wife, Eddie Mai M. Brumit,

have bargained and sold, and by these presents do transfer and convey unto the said Ance Virgil Wallace and wife, Olean H. Wallace, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit: being Lot No. 21 on the Plan of Bluefields, Transford Realty Company's First Subdivision of the Sam P. Sweeney Farm, Third Civil District of Davidson County, Tennessee which is of record in Book 843, page 16, Register's Office for Davidson County, Tennessee.

Said Lot No. 21 fronts 121 feet on the north side of Bluefields Avenue and extends back in a northerly direction between lines measuring 219 feet on the west side and 234.9 feet on the easterly side to a dead line in the rear, which measures 100 feet thereon.

Being the same property conveyed to John W. Brumit and wife, Eddie Mai M. Brumit, by deed from Transford Realty Company of record in Book 874, page 382, Register's Office for Davidson County, Tennessee.

Subject to restrictivecovenants of record in Book 737, page 254, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ance Virgil Wallace and Olean H. Wallace their heirs and assigns, forever.

And we do covenant with the said Ance Virgil Wallace and Olean H. Wallace 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. except 1951 taxes which have been prorated.

And we, John W. Brumit and wife, Eddie Mai M. Brumit do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Ance Virgil Wallace and Olean H. Wallace their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 26 day of January, 1951.

John W. Brumit

Eddie Mai M. Brumit

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Frances P. Sperry, a Notary Public in and for said County and State, the within named John W. Brumit and Eddie Mai M. Brumit

the bargainor, 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 26 day of January, 1951.

Commission expires Oct. 11, 1953

Frances P. Sperry
Notary Public

25726

WARRANTY DEED

FROM John W. Brumit et ux

TO Ance Virgil Wallace et ux

Please put in Doug Smith's box

RECEIVED & RECORDED
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record FEB 5 day of 1951 at 3:18 o'clock P.M.
Recorded in Book 1474 Page 542
Recording Fee $.70
JAMES P. WILSON, Register
By Dpt. Reg.

