For and in consideration of the sum of $ 10.00

- - - - - - - - - - - - - - -TEN AND NO/100 - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by the grantees herein, and other good and valuable considerations,

receipt of all of which is hereby acknowledged,

we, Clarence C. Adams and wife, Irene H. Adams

have bargained and sold, and by these presents do transfer and convey unto the said JAMES D. ABERNATHY AND WIFE, ERIN C. ABERNATHY,

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. 32 on the Map of West Meade Farms, Section 3, as of record in Book 1835, page 4, Register's Office for said County.
Said Lot No. 32 fronts 159 feet on the southerly side of Haverford Drive and runs back between lines, 165 feet on the easterly line and 167.7 feet on the westerly line to a dead line in the rear on which it measures 130 feet.

Being part of the property conveyed to Clarence C. Adams and wife, Irene H. Adams, by two deeds, from J. P. Sheftall and wife, Lillian W. Sheftall, of record in Book 1875, page 575, and in Book 1854, page 303, said Register's Office.

The above described property is conveyed subject to restrictive covenants of record in Book 1851, page 258, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said JAMES D. ABERNATHY AND WIFE, ERIN C. ABERNATHY,

their heirs and assigns, forever.

And we do covenant with the said JAMES D. ABERNATHY AND WIFE, ERIN C. ABERNATHY, 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, Clarence C. Adams and wife, Irene H. Adams do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said JAMES D. ABERNATHY AND WIFE, ERIN C. ABERNATHY,

their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 23rd day of January, 19 51.

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Clarence C. Adams and wife, Irene H. Adams

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 24th day of January, 19 51

Commission expires July 11, 1951

Notary Public

26796

WARRANTY DEED

G-71587 dh FROM CLARENCE C. ADAMS ET UX

TO James D. Abernathy et ux

Prepared by

TENNESSEE TITLE COMPANY

Home Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia