WARRANTY DEED Form 1002 Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00) - TEN & no/100 - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by Lennart A. Larson and wife, Helen C. Larson, and other good and valuable considerations, the receipt of all of which is hereby acknowledged

we, Charles C. Boyce and wife, Martha Cook Boyce,



have bargained and sold, and by these presents do transfer and convey unto the said Lennart A. Larson and wife, Helen C. Larson, 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. 26 on the Map of Certain Lots in Eastdale Place, as of record in Book 974, page 22, Register's Office for said County.

Said Lot No. 26 fronts 110 feet on the easterly side of Earlene Drive, and runs back between lines, 335 feet on the northerly line and 376.6 feet on the southerly line, to a dead line on which it measures 130 feet.

Being the same property conveyed to Charles C. Boyce and wife, Martha Cook Boyce, by deed from Robert W. Gregory and wife, of record in Book 1907, page 197, 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 Lennart A. Larson and wife, Helen C. Larson, their heirs and assigns, forever.

And we do covenant with the said Lennart A. Larson and wife, Helen C. Larson 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 taxes for 1951 which have been prorated and are assumed by the grantees herein.

And we, Charles C. Boyce and wife, Martha Cook Boyce do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Lennart A. Larson and wife, Helen C. Larson their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 17th day of April, 1951.

Chas C Boyce
Charles C. Boyce

Martha Cook Boyce
Martha Cook Boyce

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Charles C. Boyce and wife, Martha Cook Boyce

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 17th day of April, 1951.

Commission expires [illegible] [illegible] Notary Public