WARRANTY DEED [illegible] Published by Tennessee Title Company

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, the receipt of which is hereby acknowledged, and the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note in the original amount of $1800.00, dated March 26, 1953, executed by the grantors herein, payable to Home Federal Savings and Loan Association, with interest at 5½% per annum, and a 1/2% service fee per annum; principal, interest and service fee all payable in monthly installments as set out therein, and secured by a deed of trust of record in Book 2172, page 233, Register's Office for Davidson County, Tennessee,

we, Mrs. Lillian Castell Brooks and husband, Edwin Brooks,

have bargained and sold, and by these presents do transfer and convey unto the said DOCK LEE and wife, IRENE LEE, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit: Being the Easterly parts of Lots Nos. 95 and 96 in McGavock's Plan of Lots, as of record in Book 21, page 23, Register's Office for said County, and described as follows:

Beginning at a point on the southerly margin of Cheatham Street, at the northwest corner of a lot formerly owned by Alice B. Smith and later by Mrs. Veola Hayes, and running thence along the line of said lot back 94 feet more or less to the center of the end of a 12-foot alley, being the corner of a lot sold by Allen G. Smith, to J. A. Cook; thence westwardly along the line of said Cook's lot 52 feet more or less to the line of a lot formerly belonging to Caroline Seibert; thence along the said line of Caroline Seibert 87½ feet more or less to the south margin of Cheatham Street; thence along the line of said Cheatham Street, eastwardly 54 feet more or less to the beginning.

Being the same property conveyed to Mrs. Addie Castell by deed from W. M. Beasley and wife, Lena Myrtle Beasley, of record in Book 555, page 49, said Register's Office, the said Mrs. Addie Castell being now deceased.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Dock Lee and wife, Irene Lee, their heirs and assigns, forever.

And we do covenant with the said Dock Lee and wife, Irene Lee 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 all 1954, taxes which the grantees assume and agree to pay.

And we, Mrs. Lillian Castell Brooks and husband, Edwin Brooks, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Dock Lee and wife, Irene Lee, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 6th day of October, 1954

Mrs. Lillian Castell Brooks
Mrs. Lillian Castell Brooks

Edwin Brooks
Edwin Brooks

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, Nancy Junius Hicks, a Notary Public in and for said County and State, the within named Mrs. Lillian Castell Brooks and husband, Edwin Brooks, the bargainor s, 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 6th day of October, 195

Commission expires July 11th, 1956.

Nancy Junius Hicks
Notary Public

BK 2300 PG 511