For and in consideration of the sum of $10.00,

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

Cash in hand paid by the grantee herein and other good and valuable considerations, the receipt of which is hereby acknowledged, we, GEORGE HERBERT BOYLES and wife, CAROLINE BERNADINE BOYLES, have bargained and sold and by these presents do transfer and convey unto the said GERTRUDE O. KENT, for her sole and separate use, free from the debts and contracts of her present, or any future husband, with full power vested in her to sell, mortgage or otherwise convey, as if she were a feme sole,

her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 18 of Block "P" on the Map of Maplehurst, of record in Book 843, pages 22 and 23, Register's Office for said County.

Said Lot No. 18 fronts 60 feet on the westerly side of Mayfair Avenue and runs back between parallel lines 150 feet to a dead line.

Being the same property conveyed to George Herbert Boyles and wife, Caroline Bernadine Boyles by deed from John D. Phillips and wife, of record in Book 1728, page 531, 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 Gertrude O. Kent, as aforesaid,

her heirs and assigns, forever.

And we do covenant with the said grantee herein, as aforesaid,

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 by 1956 taxes, which the grantee herein assumes and agrees to pay.

And we, the grantors herein,

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantee, as aforesaid,

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

Witness our hands this 28th day of February, 1956.

George Herbert Boyles

Caroline Bernadine Boyles

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jno. D. Jeffords, a Notary Public in and for said County and State, the within named George Herbert Boyles and wife, Caroline Bernadine Boyles, the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of February, 1956.

Commission expires July 15th, 1956.

Notary Public, State-At-Large.

WARRANTY DEED
G-10762-NS

FROM
GEORGE HERBERT BOYLES ET UX,

TO
GERTRUDE O. KENT,

REGISTER'S OFFICE
PLEASE PUT IN TENN. TITLE CO. BOX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for Record MAR 1 1956
at 2:39 P.M. Book 3581 Page 517
Recording Fee $2.00
JAMES I. WILSON, Register

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

Home Office
WYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia