WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 - $10.00 - - - - - - - - - - - - - - - DOLLARS
Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and the assumption of the unpaid balance of Deed of Trust executed by E.&M. Homes, Inc. to Herschel Greer, Trustee, of record in Book 1623, page 489, and in Book 1651, page 205; and a Deed of Trust executed by Warren C. Scheiner & wife, to Herschel Greer, Tr., of record in Book 1626, page 61, rerecorded in Book 1651, page 169. Said Deeds of Trusts assigned to The Prudential Insurance Company of America by instruments in Book 1653, page 302; and Book 1654, page 617, R.O.D.C. of Tennessee, which mortgage the purchaser hereby assumes and agrees to pay, we, CHARLES C. BRENT and wife, DOROTHY S. BRENT have bargained and sold, and by these presents do transfer and convey unto the said Edna Mae Gay, Unmarried her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 40 of Block "D" on the Map of Woodmont Lane Homesites, as of record in Book 1130, page 13, Register's Office for said County, and described as follows:

BEGINNING at a point on the easterly margin of Woodmont Lane, at the common corner of Lots No. 39 and 40; thence with the line between said lots easterly 108.4 feet to the common corner of Lots Nos. 40 and 41; thence with the line between said lots, northerly 161.8 feet to the southerly margin of Auburn Lane; thence with the margin of said Lane westerly 41.6 feet to a concrete monument in the margin of said Lane, and continuing with the margin of the same, westerly 75.3 feet to a concrete monument at the beginning of a curve at the intersection of said Lane and Woodmont Lane; thence around said curve, southerly 36.9 feet to a concrete monument in the margin of Woodmont Lane; thence with the margin of the same, southeasterly 131 feet to the point of beginning.

Being the same property conveyed to Charles C. Brent and wife, Dorothy S. Brent, by deed from Warren C. Scheiner and wife, of record in Book 1759, page 409; said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set-back lines that are applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Edna Mae Gay, unmarried her heirs and assigns, forever.

And we do covenant with the said Edna Mae Gay 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 as appears of record.

And we, Charles C. Brent, and wife, Dorothy S. Brent do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Edna Mae Gay her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 1st day of May, 1956

Charles Brent
Dorothy S. Brent

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jas. R. Pearigen, Jr., a Notary Public in and for said County and State, the within named Charles C. Brent, and wife, Dorothy S. Brent 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 office, this 1st day of May, 1956

Commission expires ... 28, 1958

James R. Pearigen Jr.
Jas. R. Pearigen Notary Public