FOR AND IN CONSIDERATION of the sum of ONE THOUSAND FIVE HUNDRED ($1500) DOLLARS, cash paid in hand, the receipt of which is hereby acknowledged, I, ESTELLE KING DARNELL, have this day bargained and sold, and do, by these presents, sell, transfer, and convey unto WILLIAM C. DARNELL, his heirs and assigns, a one-half (1/2) undivided interest, same being all the right, title, claim and interest which I have in and to a certain tract of realty, described as follows:--

Land in Davidson County, Tennessee, being Lot No. 2 of Map of First Mortgage Bond Company's sale of part of Block "B" of Over hill City, recorded in Plan Book 843, page 28, R. O. D. C., Tennessee.

Said lot fronts 45 feet on the Southerly side of Glenrose Avenue and runs back between parallel lines 128 feet to dead line.

Being the same property conveyed to William Clifford Darnell and wife, Estelle King Darnell from Walter M. King, Jr., and wife, Louise J. King of record in Deed Book 2297, page 415, R. O. D. C., Tennessee.

TO HAVE AND TO HOLD said one-half undivided interest unto WILLIAM C. DARNELL, his heirs and assigns, in fee simple, forever.

I COVENANT THAT I am lawfully seized and possessed of said one-half undivided interest, that I have a good and legal right to sell and convey same, and that it is clear and unencumbered.

I FURTHER COVENANT and bind myself, my heirs and representatives, that I will forever warrant and defend the title thereto unto said one-half undivided interest unto the said WILLIAM C. DARNELL, his heirs and assigns, against the lawful claims and