BK 2693

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

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 the mortgage executed by Zeb Brevard and wife, Frances C. Brevard, to Albert H. Thomas, Trustee, of record in Book 2508, page 451, Register's Office for Davidson County, Tennessee, which mortgage the purchasers hereby assume and agree to pay, we,

Zeb Brevard and wife, Frances C. Brevard

---- **have bargained and sold, and by these presents do transfer and convey unto the said** William E. Porter and wife, Martha W. Porter

their **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. 10 on Stanford and Criswell's revised Plan of Westwood as of record in Book 974, page 14, Register's Office for said County.

Said Lot No. 10 fronts 200 feet on the easterly side of Stanford Drive and runs back between lines 560 feet, more or less, on the northerly line and 500 feet, more or less, on the southerly line to a dead line in the rear on which it measures 230 feet.

Being the same property conveyed to Zeb Brevard and wife, Frances C. Brevard by deed from Louise Evans Smith, a widow, of record in Book 2494, page 547, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Restrictive covenants of record in Book 1027, page 78, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William E. Porter and wife, Martha W. Porter

their **heirs and assigns, forever.**

And we **do covenant with the said** William E. Porter and wife, Martha W. Porter

---- **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 1957 taxes which have been prorated and are hereby assumed by the purchasers.

And we, Zeb Brevard and wife, Frances C. Brevard

do further covenant and bind ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** William E. Porter and wife, Martha W. Porter

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

Witness our **hand** s **this** 9th **day of** August, 1957

Zeb Brevard

Frances C. Brevard

STATE OF TENNESSEE
Davidson County

Personally appeared before me, A. M. Tenison, **a Notary Public in and for said County and State, the within named** Zeb Brevard and wife, Frances C. Brevard

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 office, this 9th **day of** August, 19 57

Commission expires [illegible] 1961

A. M. Tenison
Notary Public

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