K 2903

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of----------($10.00)----------
----------Ten and No/100---------- DOLLARS

Cash in hand paid by Jacob E Markle and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Forrest M. Brown and wife, Mattie Mai Brown,

_____ have bargained and sold, and by these presents do transfer and convey unto the said Jacob E Markle, his _____ 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 part of Lot No. 1 on the Map of E. C. Scruggs' Subdivision of Lots Nos. 26, 27 and 28 in the Brooklyn Plan, as of record in Book 421, page 136, Register's Office for said County, described as follows:

Beginning at a point in the center line of Vance Street, the common corner of Lots Nos. 1 and 2; thence with the northerly line of said Lot No. 1 south 87° east 899.5 feet to a point in the center line of an unnamed street; thence with the center line of the same south 27-3/4° west 200 feet, to a point; thence along a straight line westerly 716 feet, more or less, to a point in the center line of said Vance Street; thence with the center line of the same north 27-1/4° west 200 feet to the point of beginning.

Being part of the property conveyed to Forrest M. Brown and wife, Mattie Mai Brown by deed from Home Owner's Loan Corporation, as of record in Book 1084, page 210, 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 Jacob E Markle, his heirs and assigns, forever.

And we do covenant with the said Jacob E Markle 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 taxes for 1959, which have been pro-rated and assumed by the purchasers.

And we, Forrest M. Brown and wife, Mattie Mai Brown, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jacob E Markle, his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 24th day of April, 19 59

Forrest M Brown
Forrest M. Brown

Mattie Mai Brown
Mattie Mai Brown

PG 61