K 2922

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ----($10.00)----------, ---Ten dollars cash and other good and valuable considerations---- DOLLARS

Cash in hand paid by Tom Brooks and wife, Mary Brooks, receipt of which is hereby acknowledged,

I, Mary E. Garner

have bargained and sold, and by these presents do transfer and convey unto the said Tom Brooks and wife, Mary Brooks

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

Being Lot No. 23 on the Plan of A. B. Hill's Subdivision of the Plant Lands, as of record in Book No. 332, page 65, Register's Office for said County.

Said Lot No. 23 fronts 50 feet on the northerly side of Acklen Avenue and runs back between parallel lines 150 feet to an Alley.

Being the same property conveyed to A. J. Garner and wife, Mary E. Garner, by deed from Ethel Young and wife, Delcie Young, of record in Book 443, page 306, Register's Office for Davidson County, Tennessee, the said A. J. Garner having since died.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Tom Brooks and wife, Mary Brooks their heirs and assigns, forever.

And I do covenant with the said Tom Brooks and wife, Mary Brooks that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Mary E. Garner do further covenant and bind myself my heirs and representatives, to warrant and forever defend the title to the said Tom Brooks and wife, Mary Brooks their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 26th day of June, 19 59

Mary E. Garner

PG 551