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 John L. Brown and wife, Myrtle Brown, and other good, valuable and sufficient considerations, the receipt of all of which is by us acknowledged;

We, Adsan M. Felts and wife, Allie M. Felts,

have bargained and sold, and by these presents do transfer and convey unto the said John L. Brown and wife, Myrtle Brown, 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. 311, on the Map of Joywood Heights, Section Two, as of record in Book 1130, page 92, Register's Office for Davidson County, Tennessee.

Said Lot No. 311 fronts 79.7 feet on the northerly side of Woodyhill Drive, and runs back 142 feet on the westerly line and 152 feet on the easterly line, to a dead line, measuring 80 feet thereon.

Being the same property transferred to Adsan M. Felts and wife, Allie M. Felts, by deed from C. L. Grissom and wife, Cleo Grissom, of record in Book 2497, page 7, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the restrictive covenants which appear of record Book 1373, page 98, R.O.D.C., Tennessee, and the Plan of record in Book 1130, page 92, 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 John L. Brown and wife, Myrtle Brown, their heirs and assigns, forever.

And we do covenant with the said John L. Brown and wife, Myrtle Brown, 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 for current taxes, which are pro-rated this date and assumed by the grantees herein and the easement and restrictions shown herein.

And we, Adsan M. Felts and wife, Allie M. Felts, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said John L. Brown and wife, Myrtle Brown, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 1st day of July, 19 59.

Adsan M Felts

Allie M. Felts