For and in consideration of the sum of ($10.00) ---------------- DOLLARS
-------------- TEN AND NO/100 -------------- and other good and valuable considerations, paid by the grantees, the cash in hand paid and other good and valuable considerations, paid by the grantees, the receipt of which is hereby acknowledged, and the assumption by the grantees herein, of an unpaid principal balance of $10,121.86 of an original note dated April 23, 1957, in the amount of $11,000.00, which note is secured by a Deed of Trust executed by Jack E. Elder and wife, to Everett A. Covington, Jr., Trustee, of record in Book 2618, page 265, Register's Office for Davidson County, Tennessee.

We, Percy B. Pruett and wife, Alice B. Pruett *have bargained and sold, and by these presents do transfer and convey unto the said* Peter Fyfe and wife, Lois J. Fyfe, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*

Land in Davidson County, Tennessee, being lot No. 17 on the Revised Plat of Lots Nos. 10 to 19 inclusive in block 7, Fairfax Place, as of record in book 547, page 133, Register's Office for said County.

Said lot No. 17 fronts 78 feet on the northerly side of Blair Boulevard and runs back 170 feet on the westerly line and 206.6 feet on the easterly line to a dead line, measuring 85.5 feet thereon.

Being the same real property conveyed to Percy B. Pruett and wife, Alice B. Pruett, by deed from Jack Elder and wife, dated August 19, 1957, filed August 19, 1957, and recorded in book 2694, page 49, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Peter Fyfe and wife, Lois J. Fyfe, their *heirs and assigns, forever.*

And we *do covenant with the said* Peter Fyfe and wife, Lois J. Fyfe 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 above

And we, Percy B. Pruett and wife, Alice B. Pruett *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Peter Fyfe and wife, Lois J. Fyfe, their *heirs and assigns against the lawful claims of all persons, whomsoever.*

Witness our *hand* s *this* 30th *day of* October, *19* 59.

[illegible]

[signature] Percy B. Pruett

[signature] Alice B. Pruett

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Hugh J. Bradley, *a Notary Public in and for said County and State* Percy B. Pruett and Alice B. Pruett *the within named bargainors, 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 Nashville *Tennessee, this* 30th *day of* October, *19* 59.

HUGH J. BRADLEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

[signature] Hugh J. Bradley *Notary Public*

Commission expires [illegible] 23, 1963.

WARRANTY DEED
58643
FROM
Percy B. Pruett et ux
TO
Peter Fyfe et ux
File: Union Trust Co.'s

REGISTER'S OFFICE
STATE OF TENNESSEE, DAVIDSON COUNTY
Received for record 6 day of Nov A.D. 1959 at 11:22 o'clock A. M.
Noted in book 56 page 412
Recorded in book ___ page ___
Recording Fee 1.20
JAMES P. WILSON, Register