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 and other good and valuable considerations in hand paid by the Grantee herein, the receipt of which is hereby acknowledged; and the assumption of a balance of a note secured by a deed of trust now of record in Book 2974, page 261, Register's Office for Davidson County, Tennessee.

We, Thomas J. Perry and wife, Winnie R. Perry

have bargained and sold, and by these presents do transfer and convey unto the said Wilma M. Russell, femme sole

her 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. 272 on the Map of Charlotte Park Subdivision, Section 5, as of record in Book 2963, Page 712, Register's Office for said County.

Said Lot No. 272 fronts 74 feet on the northwesterly side of Annex Circle and runs back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Thomas J. Perry and wife, Winnie R. Perry by deed from Norman W. Griswold, Jr. and wife, Josephine V. Griswold, of record in Book 2928, page 378, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, set-back lines and easements that are applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Wilma M. Russell, femme sole

her heirs and assigns, forever.

And we do covenant with the said Wilma M. Russell, femme sole

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.

And we, Thomas J. Perry and wife, Winnie R. Perry

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Wilma M. Russell, femme sole

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

Witness our hands this 27th day of November, 19 59

Thomas J. Perry

Winnie R. Perry

DOCUMENTARY TAX STAMP UNITED STATES INTERNAL REVENUE ONE DOLLAR AND TEN CENTS