and in consideration of the sum of $ 10.00

----------TEN AND NO/100----------DOLLARS

Cash in hand paid by J. T. King and wife, Peggy M. King, and other good and valuable consideration, receipt of which is hereby acknowledged;

RANDALL PHILLIPS and wife, LOUISE T. PHILLIPS

have bargained and sold, and by these presents do transfer and convey unto the said

J. T. King and wife, Peggy M. King

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. 44 on the Plan of Haywood Acres, Section I, of record in Book 2900, page 17, Register's Office for said County.

Said Lot 44 fronts 70 feet on the northerly side of Leo Court and runs back 241.9 feet on the westerly line and 228.3 feet on the easterly line to a dead line in the rear, which is a broken line on which it measures 114.6 feet.

Being part of the property conveyed to Randall Phillips and wife, Louise T. Phillips, by deed from Shufeld Company, a Tennessee Corporation, of record in Book 2891, page 362, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 2928, page 103; and to the easements and limitations shown on the Map of record in Book 2900, page 17.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said J. T. King and wife, Peggy M. King their heirs and assigns, forever.

And we do covenant with the said J. T. King and wife, Peggy M. King 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, Randall Phillips and wife, Louise T. Phillips do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said J. T. King and wife, Peggy M. King their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 12th day of April 1960

Randall Phillips

Louise T. Phillips

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. Garland Wells, a Notary Public in and for said County and State, the within named Randall Phillips and wife, Louise T. Phillips

the bargainor S., 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 12th day of April 1960.

Commission expires July 27, 1960

L. Garland Wells
Notary Public

Warranty Deed

From 80131
RANDALL PHILLIPS, ET UX

To
J. T. KING, ET UX

(Murphree Mortgage Company)

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 18 day of APR A.D. 1960 at 2:35 o'clock P. M.
Noted in Book 33 Page 33
Recording Book Page
Recording Fee $2.00
JAMES R. WILSON, Register

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENN.