WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ($10.00) - - - - - - - - - - - - - - - -

TEN & No/100ths - DOLLARS

Cash in hand paid by Marvin J. Duke and wife, Betty Sue Duke, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, C. C. Adams and James E. Adams,

_____ have bargained and sold, and by these presents do transfer and convey unto the said Marvin J. Duke and wife, Betty Sue Duke,

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

Land in the Sixth Civil District of Davidson County, Tennessee, being Lot No. 37 of Kingswood Park, as of record in Book 2900, Page 70, Register's Office for Davidson County, Tennessee.

Lot No. 37 fronts 106.6 feet on the easterly side of Green Leaf Drive and extends back 192.4 feet on the northerly line and 196.0 feet on the southerly line to a dead line in the rear, measuring 106.7 feet thereon.

Being part of the property conveyed to C. C. Adams and James E. Adams, by deed from Elizabeth Hassey, of record in Book 2922, Page 219, and by deed from Frances Evans Vaughan, of record in Book 2923, Page 236, and by deed from McDowell-Young Realty Corperation, of record in Book 2961, Page 503, all 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 Marvin J. Duke and wife, Betty Sue Duke, their heirs and assigns, forever.

And we do covenant with the said Marvin J. Duke and wife, Betty Sue Duke, 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, C. C. Adams and James E. Adams, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Marvin J. Duke and wife, Betty Sue Duke, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 31st day of August, 1960

C. C. Adams

James E. Adams