WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Twenty Eight Thousand and No/100----------
($28,000.00) DOLLARS

Cash in hand paid by Leon F. Silberberger and wife, Verna H. Silberberger, the receipt of which is hereby acknowledged, we,

William P. Russell and wife, Virginia Russell

have bargained and sold, and by these presents do transfer and convey unto the said Leon F. Silberberger and wife, Verna H. Silberberger their 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. 3, on the Plan of Abbott Martin Estates as of record in Book 2854, page 27, Register's Office for Davidson County, Tennessee.

Said Lot No. 3, fronts 150 feet on the southerly side of Warfield Lane and runs back 281.6 feet on the westerly line and 259.5 feet on the easterly line to a dead line in the rear measuring 151.5 feet thereon.

Being a part of the real property conveyed to William P. Russell and wife, Virginia Russell, by deed from William B. Alston and wife, dated January 6, 1959, filed January 7, 1959, and recorded in Book 2861, page 281, Register's Office for said County.

This conveyance is made subject to all restrictive covenants easements and set back lines 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 Leon F. Silberberger and wife, Verna H. Silberberger their heirs and assigns, forever.

And we do covenant with the said Leon F. Silberberger and wife, Verna H. Silberberger 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, William P. Russell and wife, Virginia Russell do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Leon F. Silberberger and wife, Verna H. Silberberger, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 22nd day of September, 1960.

William P. Russell

Virginia Russell