WARRANTY DEED

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

- -Ten dollars cash and other good and valuable considerations @ - DOLLARS

Cash in hand paid by Opal P. Burroughs, receipt of which is hereby acknowledged,

Syd Houston Hailey and wife, Margaret Hailey have bargained and sold, and by these presents do transfer and convey unto the said Opal P. Burroughs her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the northerly 20 feet of Lot No. 48 and the southerly 35 feet of Lot No. 49 on the Plan of Christopher and Kirkman's Belmont Park Addition to Nashville, as of record in Book 57, page 158, Register's Office for said County.

Said northerly part of Lot 48 and the southerly part of Lot 49 fronts together 55 feet on the easterly side of 19th Avenue South, formerly Avondale Avenue, and runs back between parallel lines 159 feet to an alley.

Beingthe same property devised to Syd Houston Hailey by will of John E. Phillips deceased, of record in Will Book 74, page 397, County Court Clerk's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Opal P. Burroughs her heirs and assigns, forever.

And we do covenant with the said Opal P. Burroughs 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 taxes 1961 which have been pro-rated and assumed by grantee herein.

And We, Syd Houston Hailey and wife, Margaret Hailey do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said Opal P. Burroughs her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 12th day of Oct. 19 61

Syd Houston Hailey

Margaret D. Hailey