WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of ----------

Ten and no/100----------($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations the receipt of which is hereby acknowledged, and in further consideration the grantees, James E. Abernathy and wife, Bonnie Abernathy have assumed and agreed to pay the remaining unpaid balance of a certain note which is secured by a deed of trust executed by Lewis B. Green and wife, Carleen L. Green, to John W. Murphree, Trustee, of record in Book 2357, page 525, Register's Office for Davidson County, Tennessee, reference to which said instrument is here made for a more particular description of said note and the terms and conditions of said deed of trust the obligations of which are assumed by the said grantees.

We, Lewis B. Green and wife, Carleen L. Green have bargained and sold, and by these presents do transfer and convey unto the said James E. Abernathy and wife, Bonnie Abernathy 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. 545, on the Map of Edgefield Land Co's Fifth Addition, of record in Book 161, page 170, Register's Office for said County.

Said Lot No. 545 fronts 50 feet on the north side of Electric Avenue and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Lewis B. Green and wife, Carleen L. Green, by deed from Joe E. Dixon and wife, Ruth O. Dixon, of record in Book 2335, page 25, Register'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 James E. Abernathy and wife, Bonnie Abernathy their heirs and assigns, forever.

And we do covenant with the said James E. Abernathy and wife, Bonnie Abernathy 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 as hereinabove set out.

And we, Lewis B. Green and wife, Carleen L. Green do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James E. Abernathy and wife, Bonnie Abernathy their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 8th day of May, 19 62

Lewis B. Green

Carleen L. Green