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 futher consideration, the grantees, Lloyd McCormack and wife, Marie McCormick, have assumed and agreed to pay the remaining unpaid principal balance of a note secured by a deed of trust executed by Eulus L. Maynard and wife, Emmalene W. Maynard, to John W. Murphree, Trustee, of record in Book 3213, page 567, 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, Wendell Cooper and wife, Thelma M. Cooper have bargained and sold, and by these presents do transfer and convey unto the said Lloyd McCormack and wife, Marie McCormack 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. 153 on the Plan of Southwood, as of record in Book 2663, pages 125 and 126, Register's Office for said County, and described as follows:

Said Lot No. 153 fronts 93.95 feet on the southerly side of Ash Grove Drive and runs back 299.53 feet on the westerly line and 331.11 feet on the easterly line which is a broken line, to a dead line in the rear on which it measures 35 feet.

Being the same property conveyed to Wendell Cooper by deed from Eulas L. Maynard and wife, Emmalene W. Maynard, of record in Book 3279, page 485, 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 Lloyd McCormack and wife, Marie McCormack their heirs and assigns, forever.

And we do covenant with the said Lloyd McCormack and wife, Marie McCormack 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 here in above set out.

And we, Wendell V. Cooper and wife, Thelma M. Cooper do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Lloyd McCormack and wife, Marie McCormack their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 8th day of January, 19 63

Wendell V. Cooper

Thelma M. Cooper