For and in consideration of the sum of Ten and No/100- - - - - - - - - - - - - - - - - - (\$10.00)- DOLLARS

and other valuable considerations

I, J. W. Brown, a widower

have bargained and sold, and by these presents do transfer and convey unto the said Chester P. Ellis and wife, Margaret Manley Ellis

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. 5, Block "A" on the Map of Battlefield Estates, Section ~~2,~~ as of record in Book 843, page 108, Register's Office for said County.

SAID Lot No. 5 fronts 100 feet on the northerly side of Battlefield Drive, and extends back northwardly 335 feet on the westerly side and 293 feet on the easterly side to the southerly margin of the right-of-way of the Tennessee Central Railroad and measures 100 feet thereon.

BEING the same property conveyed to James W. Brown and wife, Mary K. Brown, by deed from Tate Fakes and wife, Edith Fakes, of record in Book 2397, page 589, 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 Chester P. Ellis and wife, Margaret Manley Ellis their heirs and assigns, forever.

And I do covenant with the said Chester P. Ellis and wife, Margaret Manley Ellis that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, J. W. Brown do further covenant and bind my heirs and representatives, to warrant and forever defend the title to the said land to the said Chester P. Ellis and wife, Margaret Manley Ellis, and their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 11th day of February, 1963

[illegible]

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Joseph L. Lackey, a Notary Public in and for said County and State, the within named J. W. Brown

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 11th day of February, 1963

My commission expires 9/4/1966

Joseph L. Lackey
Notary Public

WARRANTY DEED

FROM

J. W. Brown 47342

TO

Chester P. Ellis, et ux

Attorneys Title Company