K 1641

WARRANTY DEED — Form 1001 — Published by Tennessee Title Company

For and in consideration of the sum of $ Six hundred and No/100 ---------- ($600.00) DOLLARS in cash by Walter Drew and his wife Emma Drew, receipt of which is hereby acknowledged.

I, James A. Davis, a widower have bargained and sold, and by these presents do transfer and convey unto the said Walter Drew and his wife, Emma Drew, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being part of Lot. No. 124 on the Plan of John Trimble's First Addition to Nashville, of record in Book 19, Page 220, Register's Office for said County, and described as follows:
Beginning at the northwest intersection of Lincoln Street and a 9-foot easement created in a deed from Emma T. Davis and husband to Percy Brown and wife, of record in Book 794, Page 312, said Register's Office; thence northerly along the westerly margin of Lincoln Street 46.97 feet more or less to the southwest intersection of an alley; thence along the southerly margin of said alley, westerly 50 feet to a point, the northwest corner of said lot No. 124; thence southerly 46 feet to the north line of said 9-foot easement; thence with the margin of the same, easterly 55.46 feet more or less to the beginning. Being property vested in James A. Davis by decree of record in Minute Book 165, pp. 2 in the style of Davis vs. Tipton, et al., under Rule No. 65161, entered September 23, 1948, in Chancery Court for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Walter Drew and his wife Emma Drew, Their heirs and assigns, forever.

And I do covenant with the said Walter Drew and his wife Emma Drew 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, James A. Davis, a widower do further covenant and bind Myself and My heirs and representatives, to warrant and forever defend the title to the said land to the said Walter Drew and his wife, Emma Drew Their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness My hand this 6th day of October, 1948.

James A. Davis.

STATE OF TENNESSEE
Davidson County

Personally appeared before me, R. E. J. Campbell, a Notary Public in and for said County and State, the within named James A. Davis, Widower

the bargainer, 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 Nashville, Tennessee, this 6th day of October, 1948.

Commission expires October 9, 1951

R. E. J. Campbell
Notary Public

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