WARRANTY DEED (6600) Form 1001 **Published by Tennessee Title Company**

For and in consideration of the sum of $ 10.00

Ten and No/100ths - **DOLLARS**

cash in hand paid by Lillard W. Tune and wife, Prudy Smith Tune, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, we, Joseph G. Geer and wife, Ruby L. Geer

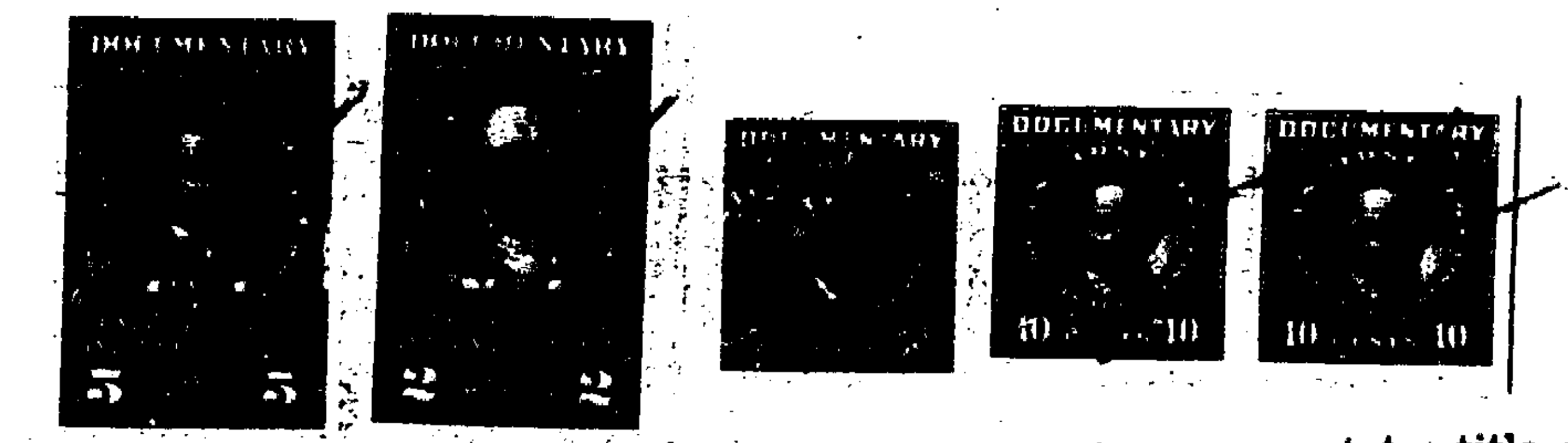
have bargained and sold, and by these presents do transfer and convey unto the said Lillard W. Tune and wife, Prudy Smith Tune their **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Being Lot No. 15 on the map of Roy F. Williams' Subdivision of the Hunter Tract, as of record in book 547, page 13, Register's Office for said County.

Said Lot No. 15 fronts 50 feet on the westerly side of Chapel Avenue and runs back between parallel lines, 165 feet to an alley.

Being the same property conveyed to Joseph G. Geer and wife, Ruby L. Geer, by deed from John E. Bentley and wife, of record in Book 1403, page 469, said Register's Office.

Taxes for 1949 have been pro rated and assumed by grantees.



To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lillard W. Tune and wife, Prudy Smith Tune their **heirs and assigns, forever.**

And we **do covenant with the said** Lillard W. Tune and wife, Prudy Smith Tune **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.**

And we, Joseph G. Geer and wife, Ruby L. Geer **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Lillard W. Tune and wife, Prudy Smith Tune their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our hands **this** 22 **day of** July **194**9

Joseph G. Geer
Joseph G. Geer

Ruby L. Geer
Ruby L. Geer

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Thos. M. Pritchett ~~[illegible]~~, **a Notary Public in and for said County and State, the within named** Joseph G. Geer and wife, Ruby L. Geer

the bargainors, with whom I am personally acquainted, and who acknowledged that they **executed the within instrument for the purposes therein contained. Witness my hand and official seal at** Nashville, **Tennessee, this** 22 **day of** July 1949

Thos. M. Pritchett
Notary Public

Commission expires ~~[illegible]~~ Sept. 5, 1950