WARRANTY DEED Form 1668 Published by Tennessee Title Company

For and in consideration of the sum of $ Three Hundred & 00/100 - - - - - - - - - -

($300.00) - DOLLARS

cash in hand paid by Ben C. Thomas and wife, Ann C. Thomas, the receipt of which is hereby acknowledged, (this conveyance is made subject to the balance due on a certain deed of trust executed by John Andrew Callis and wife, Irma Callis, to Louis R. Linx, Trustee, of record in Book 1617, Page 517, Register's Office for Davidson County, Tennessee, for the sum of Six Thousand Seven Hundred Forty-five & 39/100 ($6,745.39) Dollars, said note being payable to the order of the First Federal Savings and Loan Association of Nashville) we, JOHN ANDREW CALLIS and wife, IRMA CALLIS, - - - - - - - - - - - - - - - - -

have bargained and sold, and by these presents do transfer and convey unto the said Ben C. Thomas and wife, Ann C. Thomas, -

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the easterly 50 feet of Lot No. 73, on the Map of Kenmore Place, of record in Book 332, Pages 32 and 33, Register's Office for said County.

Said part of said Lot No. 73 fronts 50 feet on the southerly side of Warner Avenue and runs back between parallel lines 250 feet to a dead line.

Being the same property conveyed to John Andrew Callis and wife, Irma Callis, by deed from C. C. Arbuckle and wife, of record in Book 1627, Page 157, said Register's Office.

Possession to be given within two (2) weeks.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ben C. Thomas and wife, Ann C. Thomas, - their heirs and assigns, forever.

And we do covenant with the said Ben C. Thomas and wife, Ann C. Thomas, - - - - - - - - - - - - - - - - - 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, John Andrew Callis and wife, Irma Callis, - - - - - - - - - - do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Ben C. Thomas and wife, Ann C. Thomas, - - - - - - - - - - - their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 10th day of September 1949

John Andrew Callis

Irma Callis

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, Christine A. Dye, a Notary Public in and for said County and State, the within named John Andrew Callis and wife, Irma Callis, - - - - - - - - - - - - - - - -

the bargainor s, 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 10th day of September 1949

Commission expires My Commission Expires JULY 11, 1953

Christine A. Dye
Notary Public

CHRISTINE A. DYE NOTARY PUBLIC DAVIDSON COUNTY