2098

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

**WARRANTY DEED**

For and in consideration of the sum of TEN & 00/100 - - - - - - - - - - - - - - -

($10.00) - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by Lillian R. Moss, receipt of which is hereby acknowledged, and other good and valuable considerations including the assumption of a deed of trust executed by Verner M. Callis and wife, Buena V. Callis to Marvin K. Barry, Trustee, of record in Book 2048, page 251 R.O.D.C., Tennessee, to secure Commerce Union Bank the original, principalsum of $7,000.00, we, Verner M. Callis and wife, Buena V. Callis

have bargained and sold, and by these presents do transfer and convey unto the said Lillian R. Moss

her 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 36 and the north 10 feet of Lot 35 on the Map of Dugger Heights No. 2, as of record in Book 1424, page 135, R.O.D.C., Tennessee.

Said lot and part of said lot adjoin and front together 80 feet on the west side of Dugger Drive and run back between lines, 223.1 feet on the north line of lot 36, and 225.5 feet, more or less, on the south line of part of lot 35 to a dead line in the rear, on which they measure 80 feet.

Being the same property conveyed to Verner M. Callis and wife, Buena V. Callis by deed from Sam C. Young et ux of record in Book 2016, page 217, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lillian R. Moss

her heirs and assigns, forever.

And we do covenant with the said Lillian R. Moss 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 set out above.

And we, Verner M. Callis and wife, Buena V. 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 Lillian R. Moss

her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 20th day of October, 19 52

Verner M. Callis.

Buena V. Callis

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Mrs. Hillman Barnard, a Notary Public in and for said County and State, the within named Verner M. Callis and wife, Buena V. 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 office, this 20th day of October

Commission expires January 12, 1953

Mrs. Hillman Barnard
Notary Public

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