2200

WARRANTY DEED Form 1002 Published by Tennessee Title Company

APPROVED C. H. BRILEY, JR. ATTORNEY

For and in consideration of the sum of $ 10.00,

- - - - - - TEN AND NO/100 - - - - - DOLLARS

Cash in hand paid by the grantees herein, and other good and valuable considerations, receipt of which is hereby acknowledged, and the further consideration that the grantees assume and agree to pay the remaining unpaid balance of a note executed by Armond A. Pousson and wife, payable to Guaranty Mortgage Company of Nashville, dated June 10, 1949, for the original amount of $6,500.00, with 4% interest, both principal and interest payable $34.32 monthly, and secured by deed of trust of record in Book 1736, page 241, Register's Office for Davidson County, Tennessee, and assigned by instrument of record in Book 1864, page 301, said Register's Office, to New York Life Insurance Company, - - -

We, Emanuel Schatten and Mandell L. Cypress, partners doing business as Shcatten-Cypress Co.,

have bargained and sold, and by these presents do transfer and convey unto the said WILLIAM D. JEFFERSON and wife, FRANKIE M. JEFFERSON, 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. 165 on the Map of Miro Meadows, as of record in Book 1424, pages 94 and 95, Register's Office for said County.

Said Lot 165 fronts 70 feet on the westerly side of Kipling Drive and runs back between parallel lines 143 feet to a dead line.

Being the same property conveyed to Emanuel Schatten and Mandell L. Cypress, partners doing business as Schatten-Cypress Co., by deed from Armond A. Pousson and wife, of record in Book 2023, page 214, 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 William D. Jefferson and wife, Frankie M. Jefferson, their heirs and assigns, forever.

And we do covenant with the said grantees herein, 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 herein set out, and by 1953 taxes, which the grantees herein assume and agree to pay.

And grantors herein, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees herein, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 9th day of September, 1953.

SCHATTEN-CYPRESS CO.

By Emanuel Schatten Partner

By M. L. Cypress Partner

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Emanuel Schatten, a Notary Public in and for said County and State, the within named Emanuel Schatten and Mandell L. Cypress, partners, doing business as Shcatten-Cypress Co.,

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 6th day of ~~September~~ October, 1953.

Commission expires May 1, 1954

Emanuel Schatten
Notary Public

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