K 2276

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of $845.00 - - - -

Eight hundred Forty-five and NO/100 - - - DOLLARS

cash in hand paid to us by J. S. Tune and wife, Violet Tune, receipt of which is hereby acknowledged, we, Doris Jean Veach, guardian of Herbert C. Mutter, and wife, Katie Mutter, (The authority for the guardian to enter into this conveyance is contained in an Order of the County Court of Davidson County, Tenn. of record in Minute Book_____, page_____.)

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

Land in the 12th Civil District of Davidson County, Tennessee.

Being the west half of Lot No. 151 on the Map of J. B. Haynie's Oriental Plan of Lots of record in Book 161, page 26, and 27, R. O. D. C., Tenn.

The said half of Lot No. 151 fronts 50 feet on the south side of King Street and runs back between parallel lines 140 feet to an alley.

Being the same property conveyed to Herbert Mutter and wife, Katie Mutter, by deed from J. S. Tune and wife, Violet Tune, of record in Book 2201, page 102, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said J. S. Tune and wife, Violet Tune, their heirs and assigns, forever.

And we do covenant with the said J. S. Tune and wife, Violet 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, Doris Jean Veach, guardian of Herbert C. Mutter, and wife, Katie Mutter, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said J. S. Tune and wife, Violet Tune, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 27th day of April, 1954

Doris Jean Veach guardian of Herbert C Mutter

Katie Mutter

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