BK 2636

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the further consideration that the grantees, Roy Daniel Fox, Sr. and wife, Frances Fox, have assumed and agreed to pay the balance of a note dated April 24, 1956, in the original principal amount of $6,450.00, payable in 180 monthly installments of $54.43, including principal and interest at the rate of 6% per annum, and secured by a vendor's lien retained in the deed from Pearl Lord to Willie T. Whitehead and wife, Flossie W. Whitehead, of record in Book 2537, page 316, Register's Office for Davidson County, Tennessee,

we, Willie T. Whitehead and wife, Flossie W. Whitehead, have bargained and sold, and by these presents do transfer and convey unto the said Roy Daniel Fox, Sr. and wife, Frances Fox, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the east 50 feet of Lot No. 62 on the Plan of Trinity Heights Addition, Subdivision of the Bass Lands, as of record in Book 161, page 38, Register's Office for said County.

Said part of Lot No. 62 fronts 50 feet on the southerly side of Pullen Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Willie T. Whitehead and wife, Flossie W. Whitehead, by deed from Pearl Lord, of record in Book 2537, page 316, 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 Roy Daniel Fox, Sr. and wife, Frances Fox, their heirs and assigns, forever.

And we do covenant with the said Roy Daniel Fox, Sr. and wife, Frances Fox, 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 1957 property taxes which are prorated and assumed by the grantees.

And we, Willie T. Whitehead and wife, Flossie W. Whitehead, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Roy Daniel Fox, Sr. and wife, Frances Fox, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 26 day of January, 1957

Willie T. Whitehead

Flossie W. Whitehead

PG 197