K 2640

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of Twenty-four Hundred ----------
($2,400.00) and 00/100 ---------- DOLLARS
cash in hand to us paid by Dr. J. M. Tyus, the receipt of which is hereby acknowledged, we, Lewis Winter McKissack and wife, Bessye F. McKissack,

have bargained and sold, and by these presents do transfer and convey unto the said Dr. J. M. Tyus, his 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 No. 10 on Gov. McMillan's Plan of the Subdivision of the Old State Prison Lands, as of record in Book 161, page 119, Register's Office for said County.

Said Lot No. 10 fronts 50 feet on the westerly side of 15th Avenue North, formerly Stonewall Street, and runs back between parallel lines 100 feet to an alley.

Being part of the property devised to Lewis Winter McKissack, under the terms of the Will of Miranda W. McKissack, deceased, of record in Will Book 68, page 255, County Court Clerk'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 Dr. J. M. Tyus, his heirs and assigns, forever.

And we do covenant with the said Dr. J. M. Tyus 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 taxes for 1957, which have been prorated and assumed by purchaser.

And we, Lewis Winter McKissack and wife, Bessye F. McKissack, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Dr. J.M. Tyus, his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 6th day of March, 19 57

Lewis Winter McKissack

Bessye F. McKissack

STATE OF TENNESSEE
Davidson County

Personally appeared before me, V.H. Dixon, a Notary Public in and for said County and State, the within named Lewis Winter McKissack and wife, Bessye F. McKissack,

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 6th day of March 1957

Commission expires Jan 20, 1960

V.H. Dixon
Notary Public

PG 349