K 2646

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ----------$10.00----------

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

cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

we, O. M. Jones and wife, Jesse O. Jones have bargained and sold, and by these presents do transfer and convey unto the said B. T. Miller

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the westerly 170 feet of Lot No. 19 on the Subdivision of the Maplewood Home Tract, as of record in Book 421, page 174, Register's Office for said County.

Said part of Lot No. 19 fronts 80.5 feet on the easterly side of Baxter Street and runs back with the southerly margin of McIver Street, 170 feet to a dead line, measuring 88 feet, more or less, thereon.

Being the same property conveyed to O. M. Jones and wife, Jesse O. Jones, by deed from John Rook, unmarried, of record in Book 1492, page 143, 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 B. T. Miller

his heirs and assigns, forever.

And we do covenant with the said B. T. Miller 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 for 1957 taxes, which have been pro-rated and assumed by Grantee.

And we, O. M. Jones and wife, Jesse O. Jones do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said B. T. Miller

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

Witness our hands this 7th day of May, 19 57

O M Jones

Jesse O. Jones

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