K 2801

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 by Ada Fletcher, an unmarried woman, and other good valuable and sufficient considerations, the receipt of all of which is by us acknowledged;

We, Lucius T. Washington and wife, Jessie Mae Washington, have bargained and sold, and by these presents do transfer and convey unto the said Ada Fletcher, an unmarried woman,

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

Being Lot No. 44 on the Plan of Governor McMillan's Subdivision of the Old State Prison Lands, of record in Book 161, page 119, Register's Office for Davidson County, Tennessee.

Said Lot No. 44 fronts 50 feet on the westerly side of McMillan and runs back between parallel lines 101.8 feet to an alley.

Being the same property conveyed to Lucius T. Washington and wife, Jessie Mae Washington, by deed from Nettie Rosenblum and husband, N. M. Rosenblum, of record in Book 1309, page 486, Register's Office for Davidson County, Tennessee.

Lucius T. Washington and Lucious T. Washington being one and the same person.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ada Fletcher, as aforesaid, her heirs and assigns, forever.

And we do covenant with the said Ada Fletcher, 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 current taxes, which are pro-rated this date and assumed by the grantee herein.

And we, Lucius Washington and wife, Jessie Mae Washington, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Ada Fletcher, her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 10th day of July, 19 58.

Helen McRoach — Lucius T. Washington

Edward L. Twohey — Jessie Mae Washington

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