BK 2813

WARRANTY DEED

FROM Edward Lea and wife Ruby Lea

TO Lofton Nokes and wife, Bessie Nokes

1:14 P 7/1 536 1200

R. Young, Reg.

Attorneys Title Company
Titles Guaranteed
Suite 5, Stahlman Bldg.
NASHVILLE, TENN.

WARRANTY DEED — ATTORNEYS TITLE COMPANY

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 all of which is hereby acknowledged,

we, Edward Lea and wife Ruby Lea have bargained and sold, and by these presents do transfer and convey unto the said Lofton Nokes and wife Bessie Nokes their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

TRACT No. 1:
A lot with buildings located thereon (said buildings presently occupied by the Millerlie Cleaners). The lot fronts on the south margin of Buchanan Street in the City of Nashville, Tennessee and is further described as being part of lots Nos. 291, 292, 293 and 294 on the plan of McGavock, Wetmoreand Others First Addition to Nashville, called Town of McGavock, as recorded in book 21, page 23, Register's Office for Davidson County, Tennessee, said lot begins at a point in the curb of Buchanan Street approximately 52 feet west of 10th Avenue North and runs thence 13 feet southeastwardly to the corner of a brick building (this being the northwest corner of the building occupied as a barber shop.); thence with the west wall of the brick building 70 feet, more or less to a point approximately 1 foot south of the Millerlie Cleaners Building; thence westwardly 54 feet, more or less to a point in an alley; thence in a northerly direction, 16-3/4 feet more or less, to a point approximately 2 feet west of the Millerlie Cleaners Building; thence northwardly 52 feet, more or less, and parallel to the west wall of the Millerlie Cleaners Building to a point; thence northeasterly 39½ feet, more or less in the curb; thence with the curb along the south margin of Buchanan Street 35-2/3 feet to the beginning. It is the intention of the grantors to convey The Millerlie Cleaners Building and the lot on which same is located. In addition to the lot and building conveyed there is hereby granted and conveyed to the grantees the right and easement to use the alley-ways to the south and east of the lot conveyed for ingress and egress to the rear of said lot and building.

PG 22