K 2857

THIS FORM FURNISHED BY ATTORNEYS TITLE CO

WARRANTY DEED

For and in consideration of the sum of Twenty-six thousand five hundred and no/100 ($26,500.00)---------- DOLLARS

We, F. Compton Wallace and Wife, Martha R. Wallace

have bargained and sold, and by these presents do transfer and convey unto the said Donelson Shopping Center Corporation, its successors ~~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 Lots Nos. 6 and 7 on the Map of Jere Bowen Lands, as of record in Plan Book 2, page 134, Chancery Court at Nashville. Said Lot No. 6 fronts 100 feet on the northerly side of Lebanon Pike and extends back between parallel lines 300 feet to a dead line.
Said Lot No. 7 fronts 162½ feet on the northerly side of Lebanon Pike and extends back between lines from the center line of said Pike 300 feet on the westerly line and 342 feet on the easterly line to a dead line, measuring 175 feet thereon.
Being the same real property conveyed to F. Compton Wallace and wife, Martha R. Wallace, by deed from J. Allen Pomeroy and Wife, dated August 15, 1958, filed August 20, 1958, and recorded in Book 2801, page 191, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Donelson Shopping Center Corporation its successors ~~heirs~~ and assigns, forever.

And we do covenant with the said Donelson Shopping Center Corporation 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 1958 state and county taxes and an easement for right of way of the Lebanon Pike lying within the boundaries of the premises.

And We, F. Compton Wallace and Wife, Martha R. Wallace do further covenant and bind our heirs and representatives, to warrant and forever defend the title to the said land to the said Donelson Shopping Center Corporation its successors ~~heirs~~ and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 1st day of December, 19 58

F. Compton Wallace

Martha R. Wallace

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ethel W. Mussah, a Notary Public in and for said County and State the within-named F. Compton Wallace and Wife, Martha R. Wallace 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 1st day of December, 19 58

My Commission Expires: August 1-1959

Ethel W. Mussah
Notary Public

DG 25