K 2861

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten and 00/100 ($10.00) - DOLLARS

and other good and valuable considerations, cash in hand paid, receipt of which is hereby acknowledged, The Union Acceptance Corporation, a Tennessee corporation,

has ~~have~~ bargained and sold, and by these presents do transfer and convey unto the said Katherine M. Peeler, an unmarried person, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lots Nos. 9 and 10, Block 2, on the Map of East Extension of Plan No. 1, West Nashville, as of record in Book 421, page 1, Register's Office for said County.

Said Lots Nos. 9 and 10 adjoin and front together 50 feet on the southerly side of Michigan Avenue and run back between parallel lines, 150 feet more or less, to an alley.

Being the same property conveyed to The Union Acceptance Corporation, by deed from A. R. Woodroof and wife, Hettie Woodroof, of record in Book 2810, page 411, 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 Katherine M. Peeler, her heirs and assigns, forever.

And The Union Acceptance Corporation does ~~do~~ covenant with the said Katherine M. Peeler that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And The Union Acceptance Corporation does ~~do~~ further covenant and bind itself, its successors and assigns, ~~heirs and representatives,~~ to warrant and forever defend the title to the said land to the said Katherine M. Peeler, her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 6th day of January, 1959.

The Union Acceptance Corporation

Attest: [signature] Secretary

By Ronald S. Ligon President

PG 159