BK 2875

DODSON BATSON, ATTORNEY

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten and no/100---------- ----------($10.00)---------- DOLLARS and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, J.J. Lovell, and wife, Laura L. Lovell have bargained and sold, and by these presents do transfer and convey unto the said Emma Batson 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. 1113 and 1115 of Block No. 144, Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for said County.

Said Lots Nos. 1113 and 1115 front 25 feet each on the northerly side of Charlotte Avenue and extend back between parallel lines 150 feet to an alley.

Being the same property conveyed to J.J. Lovell, et ux, by deed from Louise Stephens, Trustee, of record in Book 2439, page 629, 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 Emma Batson her heirs and assigns, forever.

And we do covenant with the said Emma Batson 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.

And we, J.J Lovell and wife, Laura L. Lovell do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Emma Batson her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 5th day of February, 1959

J. J. Lovell

Laura L. Lovell

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