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, Ronald S. Ligon has

~~have~~ bargained and sold, and by these presents do transfer and convey unto the said H. E. Watts and wife, Dora Gray M. Watts, their **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

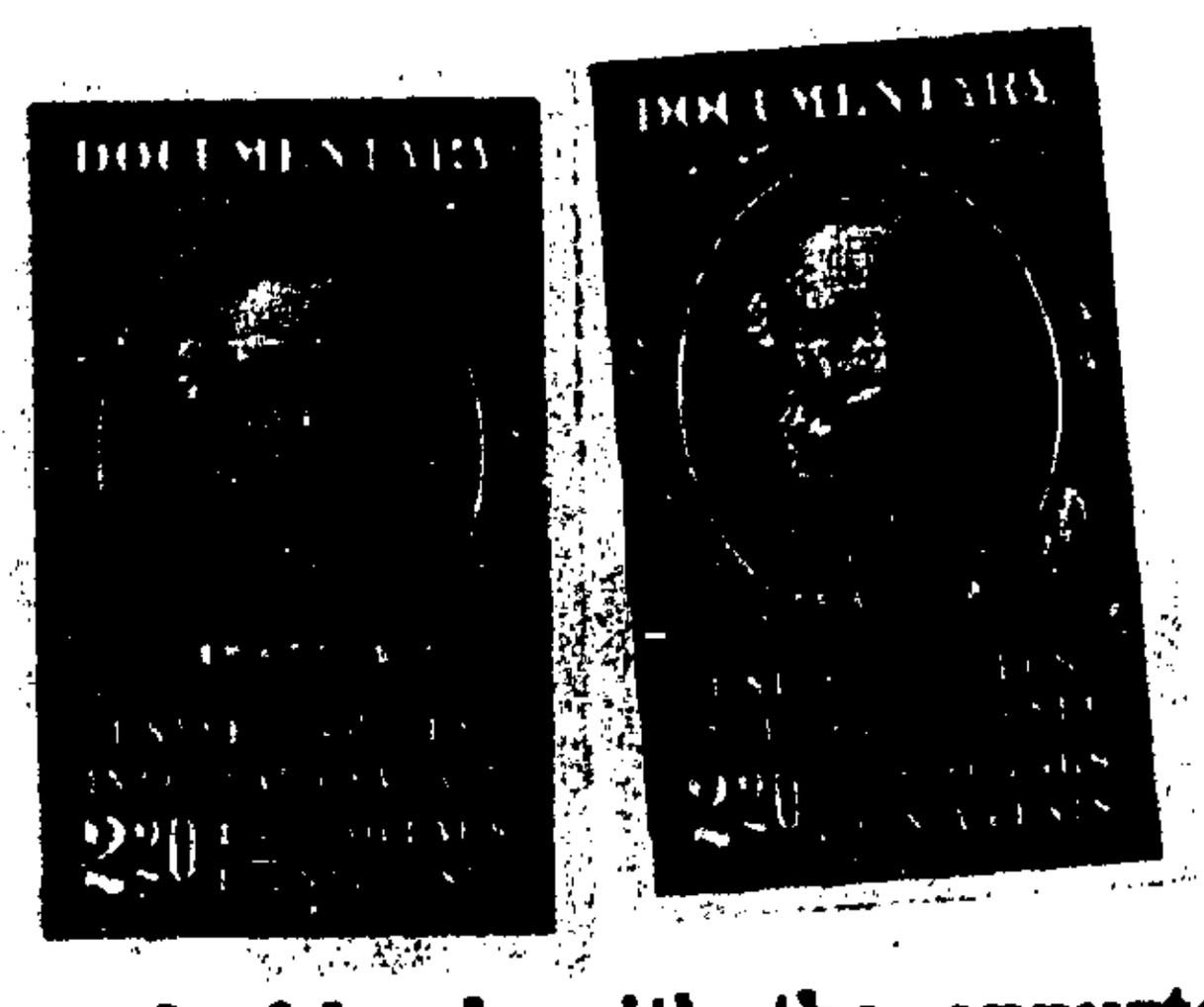
Being Lots Nos. 218 and 219 on the plan of Thompson & Ring's Subdivision of Edenwold Park, a plan of which is of record in Book 332, page 29, Register's Office for said County.

Said Lots Nos. 218 and 219 front 50 feet each on the east side of Eugenia Avenue (formerly Moore) and run back between parallel lines 150 feet to an alley.

Being part of the same property conveyed to Ronald S. Ligon by deed from Edgar Turrentine and wife, Willomina Turrentine, of record in Book 2749, page 139, Register's Office for Davidson County, Tennessee.

This conveyance is made expressly subject to the following:

1. All taxes for 1959, books not ready
2. Such state of facts as an accurate survey would disclose.



To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said H. E. Watts and wife, Dora Gray M. Watts, their **heirs and assigns, forever.**

And I **do covenant with the said** H. E. Watts and wife, Dora Gray M. Watts, **that** I am **lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.** , except as hereinabove set out.

And I, Ronald S. Ligon **do further covenant and bind** myself, my **heirs and representatives, to warrant and forever defend the title to the said land to the said** H. E. Watts and wife, Dora Gray M. Watts, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness my **hand this** 14 **day of** May, 19 59

Ronald S. Ligon

Mary Schmitt Ligon