BK 2959

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of ---------- $10.00 ----------

Ten and no/100 ---------- DOLLARS

Cash in hand paid by Jessie Whitman Baugh, and other good and valuable consideration the receipt of which is hereby acknowledged, We,

D.E. Mallernee Jr., and wife, Mary Long Mallernee

_____ have bargained and sold, and by these presents do transfer and convey unto the said Jessie Whitman Baugh

her 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 the west 25 feet of Lot No. 57, on the Plan of the Re-Subdivision of The Wilcox Property, as of record in Book 421, page 42, siad Register's Office.

Said part of Lot No. 57 fronts 25 feet on the northerly side of Robert Street, now Felicia Avenue and runs back between parallel lines, 125 feet to an alley.

Being the same property conveyed to D.E. Mallernee Jr., and wife, Mary Long Mallernee, by deed from R.O. Mallernee, Trustee, as of record in Book 2855, Page 433, Register's Office for Davidson County, Tennessee.

The Grantee herein named has assumed for payment and does hereby agrees to pay the unpaid balance of a note executed by Milton Franklin, and payable to Fiddlity Federal Savings & Loan Association, secured by a Deed of Trust, as of record in Book 2575, page 527, 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 Jessie Whitman Baugh

her heirs and assigns, forever.

And We do covenant with the said Jessie Whitman Baugh

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 as herein above stated.

And We, D.E. Mallernee Jr., and wife, Mary Long Mallernee

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jessie Whitman Baugh

her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 10th. day of September, 19 59

D. E. Mallernee Jr.

Mary Long Mallernee

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