K 3068

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of (S10.00)

TEN AND NO/100 ---------- DOLLARS

cash in hand paid by James Askew receipt of which is hereby expressly acknowledged and for other good and valuable considerations,

We, Floyd A. Elliott and George D. McIntosh have bargained and sold, and by these presents do transfer and convey unto the said James Askew his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the north 20.5 feet of Lot No. 3 and the south 21 feet of Lot No. 4 on the Map of Cornelia N. Payne's Subdivision of Lot 43 of the Loyd Cockrill Sprin; Tract, as of record in Book 57, page 68, Register's Office for said County.

Said parts of said lots adjoin and from together 41.5 feet on the westerly side of 29th Avenue North, formerly Vernon Avenue, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Floyd A. Elliott and George D. McIntosh by deed from Velma O. Harris et al, of record in Book 2046, page 570, 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 James Askew his heirs and assigns, forever.

And we do covenant with the said James Askew 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, Floyd A. Elliott and George D. McIntosh do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James Askew his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 25th day of April, 19 60

Floyd A. Elliott

George D. McIntosh

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