BK 3068

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 Joe W. Fowler, receipt of which is hereby acknowledged, and for other good and valuable consideration,

we, Hosea C. Aaron and wife, Katherine Aaron

have bargained and sold, and by these presents do transfer and convey unto the said Joe W. Fowler

his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the City of Nashville, Davidson County, Tennessee, being known as 509 3rd. Avenue South, and described as follows:

Beginning at a point in the westerly margin of 3rd Avenue South at the southeast corner of the W. W. Wingel lot; thence with Wingel's southerly line, westerly 161 feet to the margin of Hume Street; thence with the margin of the same, southerly 70 feet to the northwest coener of the W. P. Phillips lot; thence with the line of the same, easterly 161 feet to the westerly margin of 3rd Avenue South; thence with the margin of the same, northerly 70 feet to the point of beginning.

Being the same property conveyed to Hosea C. Aaron and wife, Katherine Aaron, by deed from I. G. Chase, Executor under the will of Oliver J. Timothy, deceased, as of record in Book 1367, page 133, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Joe W. Fowler

his heirs and assigns, forever.

And we do covenant with the said Joe W. Fowler

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. 1960 taxes have been prorated as of this date, and are assumed by the grantee.

And we, Hosea C. Aaron and wife, Katherine Aaron

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Joe W. Fowler

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

Witness our hand s this 30th day of April, 19 60.

Hosea C Aaron

Katherine Aaron

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