WARRANTY DEED G-7602 NASHVILLE TITLE COMPANY

For and in consideration of the sum of TEN AND NO/100 ***** DOLLARS ($ 10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

T. L. JOHNSON and wife, LILLIAN JOHNSON

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto HENRY ALEX LONES and wife, ANNIE M. LONES ***

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 279 and the southerly half of Lot No. 278, on the Plan of Oakwood Park, as of record in Book 421, page 12, Register's Office for Davidson County, Tennessee.

Said Lot No. 279 and the southerly part of Lot No. 278 front together 45 feet on the westerly side of North 8th Street and run back between parallel lines 165 feet to an alley.

Being the same property conveyed to T. L. Johnson and wife, Lillian Johnson, by deed from J. T. Ryan and wife Pearlie Mae Ryan, of record in Book 1345, page 50, 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 Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for all taxes for 1960, which have been prorated and assumed by the Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 1st day of July, 1960

T. L. Johnson

Lillian Johnson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, James B. Idlewell, a Notary Public in and for the State and County aforesaid, personally appeared the within named T. L. Johnson and wife, Lillian Johnson

the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 1st day of July, 19 60

My commission expires: May 15, 1963. James B. Idlewell Notary Public

