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 Arthur W. Byler and wife, Marion C. Byler, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Egbert A. Buchart,

have bargained and sold, and by these presents do transfer and convey unto the said Arthur W. Byler and wife, Marion C. Byler

their 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 Lot No. 78 on the Map of Brandsford Realty Company's West End Avenue Place, as of record in Book 332, page 15, Register's Office for said County.

Said Lot fronts 50 feet on the south side of Dudley Avenue and runs back between parallel lines along the easterly margin of 32nd Avenue South 135 feet to an alley.

Being the same property conveyed to Egbert A. Buchart by deed from John H. Rives and wife, Evelyn P. Rives, of record in Book 1974, page 485, 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 Arthur W. Byler and wife, Marion C. Byler their heirs and assigns, forever.

And ~~we~~ I do covenant with the said Arthur W. Byler and wife, Marion C. Byler, ~~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.

And I, Egbert A. Buchart

do further covenant and bind myself and my heirs and representatives, to warrant and forever defend the title to the said land to the said Arthur W. Byler and wife, Marion C. Byler their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 23 day of February, 1962.

Egbert A. Buchart