REAU E. FOLK, JR., FORM

WARRANTY DEED TTC-158506

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, and in further consideration of the assumption of, and agreement by the Grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated August 28, 1961, in the original principal sum of $9,000.00, payable to Thomas E. Moss and wife, Bertie L. Moss, in monthly installments of $90.00, with interest at 6% per annum, said note being secured by Vendor's Lien retained in deed of record in Book 3278, page 346, Register's Office for Davidson County, Tennessee,

THOMAS E. MOSS and wife, BERTIE L. MOSS,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES A. LEE and wife, MARY LUCILLE LEE,

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. 220 on the Map of Edgefield Land Company's First Addition, as of record in Book 57, page 130, Register's Office for said County.

Said Lot No. 220 fronts 50 feet on the south side of Long Avenue and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Thomas E. Moss and wife, Bertie L. Moss, by deed from M. M. Cunniff and wife, of record in Book 3278, page 346, said Register's Office.

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 as shown above, and except for 1963 taxes, 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.

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 11th day of February, 19 63

Thomas E. Moss

Bertie L. Moss

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Thomas E. Moss and wife, Bertie L. Moss,

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 11th day of February, 1963

Reau E. Folk, Jr.
Notary Public

My commission expires: July 25, 1966

47272

WARRANTY DEED
CB&F
From
THOMAS E. MOSS ET UX
To
JAMES A. LEE ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 18 day of FEB AD 1963 at 9:26 o'clock A.M.
Noted in Book 4480 Page 84
Recording Fee $2.00
Feb 19 1963 Register
By Emma Kinsley Deputy Reg.

DOCUMENTARY
UNITED STATES INTERNAL REVENUE ONE DOLLAR
1.65

REAU E. FOLK, JR., ATTY.
MERCER REALTY CO., INC.
310 3rd Ave., N.
Nashville 3, Tenn
Phone AL 4-8721