BK 3612

For and in consideration of the sum of - - - - - - - - - - ($10.00) - - - - - - - - - - - -
- - - - - - - - - - TEN and no/100 - DOLLARS
cash in hand paid by Robert L. Burton, Jr., and other good and valuable considerations, receipt of all of which is hereby acknowledged,

We, John R. Egger and wife, Margaret S. Egger
have bargained and sold, and by these presents do transfer and convey unto the said
Robert L. Burton, Jr.
his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Lot No. [illegible] on the Plan of T. W. Woodlett, etals, re-subdivision of Lots Nos. [illegible] Himselve, of Jr. W. [illegible] Lindsley's Addition, as of record in book 57, [illegible], Register's Office for Davidson County, Tennessee.

Said lot fronts 30½ feet on the easterly side of North 2nd Street, and runs back between parallel lines 174 feet to an alley.

Being same real property conveyed to John R. Egger by deed from Clyde Edward [illegible] and wife, Rose L. Billiran, etal, dated August 26, 1960, filed August 31, 1960, and recorded in Book 2957, page 473, 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 Robert L. Burton, Jr.
his heirs and assigns, forever.

And We do covenant with the said Robert L. Burton, Jr.
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, except taxes for [illegible], said taxes having been prorated as of date hereof and assumed by the [illegible].

And We, John R. Egger and wife, Margaret S. Egger
do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Robert L. Burton, Jr.
his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 30th day of August, 1963, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

John R. Egger
Margaret S. Egger

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, E. V. Williams, a Notary Public in and for said County and State, John R. Egger and wife, Margaret S. Egger
the within named bargainors, 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 30th day of August, 1963.

Commission expires October 24, 1964. E. V. Williams Notary Public

WARRANTY DEED
FROM John R. Egger & Wife
TO Robert L. Burton, Jr.

70653

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for [illegible] and 9 A.D. 1963
at 1:30 o'clock
Noted in Book 706 Page 205
Recorded in Book Page
Recording Fee $2.00 Register
By Deputy Reg.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
(American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

Plaintiff's Exhibit No. 26
24 02 - 12 Th Civil Dkt
Marshall Reed, Clk

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