Report as to Title to lot No. 479 of the Baptist Sub.
Being the South half of said lot, fronting 17 1-2 feet on
the East side of Baklick street, and extending back East-
wardly about 80 feet more or less in depth to an 8 ft. Alley.

The Title to the above lot was formerly in Clemens Nuxall
who by his last Will and Testament devised all of his Real
and Personal property to his wife Elizabeth Nuxall for life
with power to sell and dispose of the same whenever neces-
sary, and after her death whatsoever remains to be equally
divided amongst his children, and in the event of the death
of his children such children to inherit the share its Pa-
rent would if living.

The Title therefore is in the children of Clemens Nuxall
deceased, providing the wife is also dead.

I find some irregularity in the conveyance of this property
in the deed from Sarah and James Hamilton to Henry Hultz-
mann dated July 13th 1880, but as more than thirty years
have elapsed since said conveyance, and there has been
quiet and uninterrupted possession by said Nuxall of said
property this irregularity does not interfere with the
Title at present, and upon a deed by the children of said
Clemens Nuxall I consider the title safe.

The Taxes for the current year are liens against said lot.

Covington Ky. July 24th 1890

[Signature]
Attorney.