K 1553

WARRANTY DEED — Published by Tennessee Title Company

For and in consideration of the sum of $ Twenty-Five Hundred ($2500.00) Dollars..... DOLLARS

cash in hand paid by James T. Ridley and wife, Milla D. Ridley to Emily Hicks, unmarried, the receipt of which is hereby acknowledged, We, Emily Hicks, unmarried, James Hicks,

have bargained and sold, and by these presents do transfer and convey unto the said James T. Ridley and wife, Milla D. Ridley, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the Northerly Forty-four (44) feet of lot No. 278 on the Plan of the Town of McGavock, as of record in Book No. 21, page 41, Register's Office for said County.

Said Northerly part of lot No. 278 fronts 44 feet on the Westerly side of 14th Avenue, North, formerly Alberta Street, and extends back between parallel lines, and with the northerly line of the 6 feet of said lot that was conveyed to Matthew L. Meredith and wife by deed recorded in Book 741, page 723 R. O. D. C. Tennessee, 170 feet to an alley, and being part of the lot conveyed to W. T. Selley by deed recorded in Book 769, page 472, said Register's Office.

Being the same property conveyed to James Hicks and wife, Emily Hicks by deed from W. T. Selley and wife, Callie Selley as of record in Book No. 836, page 144, said Register's Office.

[redacted]

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James T. Ridley and wife, Milla D. Ridley, their heirs and assigns, forever.

And We do covenant with the said James T. Ridley and wife, Milla D. Ridley 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.

And We, Emily Hicks, unmarried, James Hicks do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said James T. Ridley and wife, Milla D. Ridley, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 17 day of November, 1947.

Mrs Emily Hicks

James H Hicks

[redacted] County } STATE OF ILLINOIS, COOK COUNTY

Personally appeared before me, Jadene Swezey, a Notary Public in and for said County and State, the within named, Emily Hicks, unmarried

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Chicago, Illinois, [redacted], this 17 day of November, 1947.

Commission expires 5/15/1950

Jadene Swezey
Notary Public

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