K 1628

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 1.00 - One Dollar - - - - - - - - - - - - - DOLLARS

cash in hand paid by Jennie Elizabeth Repp, the receipt of all of which is hereby acknowledged, and the further consideration of consuming and paying the balance due on a $2500.00 first mortgage to the First Federal Saving and Loan Association, 306-3rd Avenue North, Nashville, Tennessee, the exact balance as of date being $1902.02.

We, J. T. Repp and wife, Jennie Elizabeth Repp, have bargained and sold, and by these presents do transfer and convey unto the said Jennie Elizabeth Repp, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 1 on the Map showing the Re-subdivision of Lots Nos. 110 to 113 inclusive in West End Annex, including a strip south of 6th Avenue and North of said lots and a triangular lot in Sylvan Park, lying east of Lot No. 6, Block 1 in said Plan, of record in Book 421, page 79, Register's Office for said County, described as follows:

Beginning at the southwest corner of Wyoming, formerly 6th Avenue and 42nd Avenue North, formerly First Street, being the northeast corner of said Lot No. 1; thence with the southerly margin of Wyoming Avenue westerly 102.2 feet to the corner of Lots Nos. 1 and 2; thence southerly with the line between said two lots 238 feet to the northerly margin of an alley; thence with the northerly margin of said alley easterly 59 feet to the westerly margin of 42nd Avenue North; thence with the westerly margin of said Avenue, northerly 251.2 feet to the beginning.

Being the same property conveyed to Leo Burns by deed from Mrs. S.E. Hopper et al, of record in Book 660, page 519, said Register's Office.

Also same property conveyed to J. T. Repp and wife, Jennie Elizabeth Repp, by deed from Leo Burns and wife, Anne Elizabeth Burns, as of record in Book 1306, page 413, Register's Office 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 Jennie Elizabeth Repp her heirs and assigns, forever.

And we do covenant with the said Jennie Elisabeth Repp 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 as to first mortgage previously referred to in this deed.

And we, J. T. Repp and wife, Jennie Elizabeth Repp, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jennie Elizabeth Repp her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 18th day of June, 1948.

Jas. T. Repp

Jennie Elizabeth Repp

STATE OF TENNESSEE, Davidson County

Personally appeared before me, Fred B. Newman, a Notary Public in and for said County and State, the within named J. T. Repp and wife, Jennie Elizabeth Repp, the bargainors, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at ________, Tennessee, this 18th day of June, 1948.

Commission expires 1-7-51

Fred B. Newman
Notary Public

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