K 1633

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $10.00----------

~~Ten and 00/100~~----------DOLLARS

Cash in hand paid by John L. Hadley and wife, Margaret J. Hadley, the receipt of which is hereby acknowledged and other good and valuable consideration including the assumption of $4,863.30, the unpaid Deed of trust executed by Ervin F. Shelton and mother, Flora F. Shelton, to Louis R. Linx, Tr., of record in book 1388, page 111. Restrictions of record in book 954, page 274, R.O.D.C. Tennessee, we

Lynn George Phillips and wife, Lillie Potts Phillips, have bargained and sold, and by these presents do transfer and convey unto the said

John L. Hadley and wife, Margaret J. Hadley,

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 22 and the east ½ of Lot No. 21 of Block A on the Map of the Re-Subdivision of Power and Roth Subdivision on which is a part of Madison Park Subdivision of record in book 843, page 75, Register's Office for said county.

Said Lot and part of said lot adjoin and front together 75 feet on the south side of Neely's Bend Road and run back between parallel lines, Lot No. 22 running back along the west margin of Oakdell Avenue, 250 fee to a dead line.

Being the same property conveyed to Lynn George Phillips and wife, Lilli Potts Phillips, by deed from Ervin F. Shelton and Flora F. Shelton, of record in book 1536, page 357, 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 said John L. Hadley and wife, Margaret J. Hadley, their heirs and assigns, forever.

And we do covenant with the said John L. Hadley and wife, Margaret J. Hadley, 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 herein set out.

And we, Lynn George Phillips and wife, Lillie Potts Phillips, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said John L. Hadley and wife, Margaret J. Hadley, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 30th day of July, 1948

Lynn George Phillips

Lillie Potts Phillips

STATE OF TENNESSEE
Davidson County

Personally appeared before me, William H. Mercer, a Notary Public in and for said County and State, the within named Lynn George Phillips and wife, Lillie Potts Phillips

the 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 day of , 194

Commission expires January 11, 1950

Notary Public

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