K 1638

WARRANTY DEED Form 1002 Published by Tennessee Title Company

For and in consideration of the sum of $ ($5.00)

FIVE and NO/100---------- DOLLARS

Cash in hand paid and other good and valuable considerations, accepted as cash, the receipt of which is hereby acknowledged; and assume loan in the amount of---------- Fifty six hundred fifty four and 24/100 Dollars, ($5654.24), being the balance of an original loan in the amount of Sixty five hundred and No/100 Dollars, ($6500.00), secured by deed of trust to James B. Turner, Trustee, of record in book 1438, page 458, Register's Office for Davidson County, Tennessee; we,

FLETCHER NORRIS MAFFETT and wife, BEVERLY E. MAFFETT

have bargained and sold, and by these presents do transfer and convey unto the said

CAROLINE L. McCARY

for her sole and seperate use free from the debts, contracts and liabilities or any marital rights of her present or any future husband, with full power vested in her to mortgage, sell, transfer and convey without the joinder of any beneficiary as if she were a femme sole

~~have bargained and sold, and by these presents do transfer and convey unto the said~~

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

Land in the 24th Ward of the City of Nashville, Davidson County, Tennessee, being lot No. 215 on Belmont Land Company's Plan of Lots, called " Belmont Heights", as of record in book 421, page 34, Register's Office for said County.

Said lot No. 215 fronts 50 feet on the northerly side of Beechwood Avenue and runs back 186.3 feet on the westerly line and 186.9 feet, more or less, on the easterly line, with the westerly margin of 19th Avenue South, formerly Altura Place, to an alley, measuring 50 feet thereon.

Being the same property conveyed to Fletcher Norris Maffett and wife, Beverly E. Maffett, by deed from Betty Kerrigan and husband, of record in book 1431, page 199, 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 Caroline L. McCARY

her heirs and assigns, forever.

And we do covenant with the said Caroline L. McCary 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 First Mortgage set forth and described above.

And we, Fletcher Norris Maffett and wife, Beverly E. Maffett do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Caroline L. McCary

her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 10 day of September, 1948.

Fletcher Norris Maffett

Beverly E. Maffett

STATE OF TENNESSEE
Davidson County

Personally appeared before me, L. W. Carney, a Notary Public in and for said County and State, the within named Fletcher Norris Maffett and wife, Beverly E. Maffett

the bargainor, 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 10 day of September, 1948.

Commission expires April 5, 1949

L. W. Carney
Notary Public

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