1641

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

- - - - - - - - - - - - - - - -TEN AND NO/100 - - - - - - - - - - - DOLLARS

and other good and valuable considerations, cash in hand paid by Dayton Phillips and wife, Eleanor Phillips, the receipt of all of which is hereby acknowledged,

We, Jeff D. Blake and wife, Josephine W. Blake,
have bargained and sold, and by these presents do transfer and convey unto the said - - - - - - - -
Dayton Phillips and wife, Eleanor Phillips - - - - - - - - - - - - - - -
their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being part of Lot No. 1 on the Map of the A. B. Montgomery Plan of Lots, of record in Plan Book 1, page 22, of the Chancery Court at Nashville, and described as follows: Beginning at a point at the southeast intersection of Wildwood Avenue and Battery Place; thence with the margin of Wildwood Avenue, easterly 145 feet to a point; thence southerly 160 feet more or less to a point in the north line of a 5-foot strip reserved for a pipe line; thence with the margin of said strip westerly 145 feet to the easterly margin of Battery Place; thence with the margin of the same northerly 160 feet to the beginning. Being the same property conveyed to Jeff D. Blake and wife, Josephine W. Blake, by deed from I. Frank Taylor and wife, of record in Book 1537, page 11, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Dayton Phillips and wife, Eleanor Phillips - their heirs and assigns, forever.

And we do covenant with the said Dayton Phillips and wife, Eleanor Phillips - - - - - - - - - - - - - - - - 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, Jeff D. Blake and wife, Josephine W. Blake - - - - - - - - - - do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Dayton Phillips and wife, Eleanor Phillips - - - - - - - - - -their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 8th day of October, 1948.

Jeff D. Blake

Josephine W. Blake

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, Edward W. Lee, Jr., a Notary Public in and for said County and State, the within named Jeff D. Blake and wife, Josephine W. Blake with whom I am personally acquainted, and who acknowledged that they have executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 8th day of October 1948

Commission expires February 14, 1951

Edward W. Lee Jr.
Notary Public

39737

WARRANTY DEED

FROM

Jeff. D. Blake and wife,

Josephine W. Blake

TO

Dayton Phillips and wife,

Eleanor Phillips

G-61735

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 11 day OCT A.D. 1948
11:46 o'clock A M.
Book 67 Page 591
Recorded in Book Page
Fee $1.50
FELIX Z. WILSON, Register
Dep. Reg.

563