K 1717

WARRANTY DEED

For and in consideration of the sum of $210.00
Two Hundred Ten & 00/100 DOLLARS
Cash in hand to us paid by Jesse Ford and wife Obell Ford, the receipt of which is hereby acknowledged We B C Sawyer Jr and wife Annie M Sawyer

have bargained and sold, and by these presents do transfer and convey unto the said Jesse Ford & wife Obell Ford, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lots 144-145 on the plan of Sawyer sub of Brooklyn Heights as recorded in Book 332 Page 140 Registers Office Davidson County Tenn

said Lot 144 fronts 40 feet on the Easterly side of Siberia St and extends back Easterly 96 feet on the Northerly side to a point and extends back easterly 80 feet on the Southerly side to a point said Lot 145 fronts 58 feet on the easterly side of Siberia St and extends back easterly 80 feet on the Northerly side to a point and extends back Easterly 51 feet on the Southerly side to a point. Said lots front at right angles to said Siberia St. and all side lines being parallel. Said Lot 144 measures 43.6 across the back line and said Lot 145 measures 63.3 across back line. and being a part of the same property conveyed to us by deed from B C Sawyer and wife Elizabeth L. Sawyer as of record in Book 911 Page 467 of said Registers 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 Jesse Ford and wife Obell Ford, their heirs and assigns, forever.

And We do covenant with the said Jesse Ford and wife Obell Ford 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 B C Sawyer Jr and wife Annie M Sawyer do further covenant and bind Ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said Jesse Ford and wife Obell Ford their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 15th day of September, 1948

B C Sawyer Jr

Annie M. Sawyer

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Mary Rambo, a Notary Public in and for said County and State, the within named B C Sawyer Jr. and wife Annie M. Sawyer 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 office, this 15th day of September, 1948

My Commission expires Jan. 12, 1950

Mary Rambo
Notary Public

G 457