K 1717

For and in consideration of the sum of $ Nine Hundred ($900.00) .....
..... DOLLARS

cash in hand paid to T. W. Stephenson by M. G. Ferguson and wife, J. Grace Ferguson the receipt of which is hereby acknowledged, I, T. W. Stephenson,

have bargained and sold, and by these presents do transfer and convey unto the said M. G. Ferguson and wife, J. Grace Ferguson, 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 Lot No. 291 on the Plan of J. M. , T. J. and G. M. Harding's Addition, as of record in Book 21, page 80, Register's Office for said County. Said lot fronts 67 feet on the northerly side of Osage Street and runs back between parallel lines along the westerly margin of 21st Avenue North, formerly Estrella Street, 150 feet to an alley. Being the same property conveyed to Mary N. W. Stephenson by deed from J. M. Harding, of record in Book 174, page 89, 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 M. G. Ferguson and wife, J. Grace Ferguson, their heirs and assigns, forever.

And I do covenant with the said M. G. Ferguson, and wife, J. Grace Ferguson that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, T. W. Stephenson, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said M. G. Ferguson and wife, J. Grace Ferguson, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 18 day of May, 1949.

T W Stephenson

STATE OF COLORADO
COUNTY OF BOULDER

Personally appeared before me, Lance W. Newby, a Notary Public in and for said County and State, the within named T. W. Stephenson, the bargainer, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Longmont, Colorado, this 18th. day of May, 1949.

My Commission expires March. 3rd., 1953.

Lance W. Newby
Notary Public

DO NOT PUBLISH

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WARRANTY DEED

FROM

T. W. Stephenson

TO

M. G. Ferguson and wife,

J. Grace Ferguson

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 23 day of MAY 1949 at 9:55 o'clock
Noted in Book 69 Page 38
Recording Fee 1.50
FELIX Z WILSON, Register
By Mrs. Stanley, Dep. Reg.

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Zone Office
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of Richmond, Virginia

HENRY

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