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For and in consideration of the sum of $575.00 -

Five Hundred Seventy-five and no/100 - DOLLARS

cash in hand paid by, L. H. Fergueson, Sr. and wife, Carrie Frances Fergueson, the receipt of which is hereby acknowledged, we, W. C. Andrews and wife, Frances Melton Andrews,

have bargained and sold, and by these presents do transfer and convey unto the said L. H. Fergueson, Sr. and wife, Carrie Frances Fergueson, for life with remainder interest to, L. H. Fergueson, Jr., 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. 53 on the Map of Joywood Heights, Section1, as of record in book 1130, page 91, Register's Office for said County. Said lot No. 53 fronts 60 feet on the southerly side of Wesley Avenue and runs back 203 feet on the easterly line and 204.6 feet on the westerly line, to a dead line, measuring 60 feet thereon. Being the same property conveyed to W. C. Andrews and wife, Frances Melton Andrews, by deed from Allen Dobson and wife, of record in book 1422, page 373, 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 L. H. Fergueson, Sr. and wife, Carrie Frances Fergueson, for life with remainder interest to, L. H. Fergueson, Jr., their heirs and assigns, forever.

And we do covenant with the said L. H. Fergueson, Sr. and wife, Carrie Frances Fergueson, for life with remainder interest to, L. H. Fergueson, Jr., 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, W. C. Andrews and wife, Frances Melton Andrews do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said L. H. Fergueson, Sr. and wife, Carrie Frances Fergueson, for life with remainder interest to, L. H. Fergueson, Jr., their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 22nd day of May, 19 50.

W. C. Andrews

Frances Melton Andrews

JAMES C. PICKETT NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
Davidson County

Personally appeared before me, James C. Pickett, a Notary Public in and for said County and State, the within named W. C. Andrews and wife, Frances Melton Andrews the bargainor s, 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 22 day of May, 19 50.

Commission expires January 20, 1952.

James C. Pickett
Notary Public

102277

WARRANTY DEED

FROM

W. C. Andrews and wife,

Frances Melton Andrews

TO

L. H. Fergueson and wife,

Carrie Frances Fergueson

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 23 day of MAY A.D. 1950 at 9:40 o'clock A.M.
Noted in Book 772 Page 172
Recording Fee $ 1.10
JAMES P. WILSON, Register
By Dpt. Reg.

LAWYERS TITLE INSURANCE CORPORATION of Richmond, Virginia

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