1852

For and in consideration of the sum of $ $10.00

TEN & NO/100 DOLLARS

cash in hand paid and other valuable considerations, the receipt of which is hereby acknowledged, we Edward C. Cooper and wife, Sue McSwain Cooper

have bargained and sold, and by these presents do transfer and convey unto the said Boyd Hancock and wife, Sara Hancock, 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. 61 on the Map of Neil Hunt Subdivision, of record in Book 974, page 17, Register's Office for said County.
According to a copy of a survey made by Cantrell, Connell & Greek, Engineers, dated January 18, 1949, said Lot No. 61 fronts 75.15 feet on the southerly side of Temple Avenue, and runs back between lines, 198.15 feet on the easterl line and 196.3 feet on the westerly line, to a dead line in the rear on which it measures 75.3 feet.
Being the same property conveyed to Edward C. Cooper and wife, Sue McSwain Cooper, by deed from Leamon M. Taylor and wife, of record in Book 1535, page 279, said Register's Office.

Subject to restrictions of record in Book 1103, page 693, and in Book 1129, page 321, which were recorded prior to February 15, 1950.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Boyd Hancock and wife, Sara Hancock, their heirs and assigns, forever.

And we do covenant with the said Boyd Hancock and Sara Hancock 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 taxes for 1950 which have been prorated.
And we, Edward C. Cooper and wife, Sue McSwain Cooper do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Boyd Hancock and Sara Hancock their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 15th day of June, 1950.

Edward C. Cooper

Sue McSwain Cooper

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Frances T. Sperry, a Notary Public in and for said County and State, the within named Edward C. Cooper and Sue McSwain Cooper

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 15th day of June, 1950.

Frances T. Sperry
Notary Public

Commission expires Oct. 11, 1953

FRANCES T. SPERRY
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

105776

WARRANTY DEED

FROM
Edward C. Cooper et ux

TO
Boyd Hancock et ux

Please put in Doug Smith's Box

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record JUN 19 1950
at 3:10 o'clock P.M. and
duly recorded in Book 1535 Page 279
Recording Fee $ .40
JAMES F. WILSON, Register
By

