1910

For and in consideration of the sum of $ - - - Ten and No/100 - - - - - - - - - - - - - - - -
- - ($10.00) - DOLLARS
cash in hand paid by James G. West and Wife, Ida Lee Scruggs West, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

We, John D. Phipps and Wife, Myrtle D. Phipps,
have bargained and sold, and by these presents do transfer and convey unto the said
James G. West and Wife, Ida Lee Scruggs West,
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. 206 on the Map of Dalewood, Section III, as of record in Book 1835, page 20, Register's Office for said County.

Said Lot No. 206 fronts 75 feet on the east side of Berrywood Road and runs back between lines, 199.2 feet on the north line and 182.8 feet on the south line to a dead line in the rear on which is a broken line, on which it measures 113.6 feet.

Being part of the property conveyed to John D. Phipps and Wife, Myrtle D. Phipps, by deed from Eastdale Realty Company, Inc., of record in Book 1855, page 248, said Register's Office.

The above property is conveyed subject to restrictions of record in Book 1229, page 325; in Book 1786, page 80, and in Book 1855, page 223, 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 James G. West and Wife, Ida Lee Scruggs West, their heirs and assigns, forever.

And we do covenant with the said James G. West and Wife, Ida Lee Scruggs West, 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, John D. Phipps and Wife, Myrtle D. Phipps, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James G. West and Wife, Ida Lee Scruggs West, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 20th day of October, 1950.

John D. Phipps

Myrtle D. Phipps

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Anne Abernathy, a Notary Public in and for said County and State, the within named
John D. Phipps and Wife, Myrtle D. Phipps,
the bargainors, 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 20th day of October, 1950.

Commission expires 1-6-1954

Anne Abernathy
Notary Public

16842 ✓

WARRANTY DEED
1636

FROM

JOHN D. PHIPPS AND WIFE,

MYRTLE D. PHIPPS,

TO

JAMES G. WEST AND WIFE,

IDA LEE SCRUGGS WEST

353 74 1950

Published by

TENNESSEE TITLE COMP

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