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WARRANTY DEED

FROM Claiborne Hooper Phillips

TO Arthur Cooney, Jr.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 18 day of JUN 1958
at 10:28 A.M.
Noted in Book 75 Page 371
Recorded in Book Page
Recording Fee $2.25
JAMES P. WILSON, Register
By Dpt. Reg.

[redacted] Insurance Co.

LOKEY-KINSER REALTY CO.
216 UNION STREET

For and in Consideration of the sum of $10.00

Ten & NO/100 DOLLARS

and other good and valuable consideration, a part of which is the assumption of the balance of a certain indebtedness in the original amount of Eleven Thousand ($11,000.00) & NO/100 secured by first Deed of Trust on the property hereinafter conveyed as of record in Book 1706, page 618, of the said Register's Office of Davidson County, Tenn., the balance being assumed as of this date being Ten Thousand-One Hundred -Sixty-Nine ($10,169.14) & 14/100 Dollars, and payable Seventy-Four ($74.40) & 40/100, per month, including principal and interest at four and one-half(4½%).

We, Claiborne Hooper Phillips and wife, Martha Cooney Phillips

have bargained and sold, and by these presents do transfer and convey unto the said

Arthur Cooney, Jr.

his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 7th Civil District of Davidson County, Tennessee, being the westerly 104 feet front and 100 feet rear of lot No. 35 and the west 100 feet of the north ½ of lot No. 36 on the Plan of the northerly part of the Noel Subdivision of Watkins Grove, of record in book 547, page 156, Register's Office for said County.

Said part of lots Nos. 35 and 36 are described together as follows: Beginning on the southerly margin of Stokes Avenue at the corner of lots Nos. 35 and 69; thence with the line between said lots southwardly 281.7 feet to the corner of lots Nos. 35, 36, 68 and 69; thence with the line between lots Nos. 36 and 68, southwardly 100 feet to a point 100 feet north of the southwest corner of lot No. 36; thence with the middle line of lot No. 36 eastwardly 100 feet; thence northwardly 352.85 feet to the southerly margin of Stokes Avenue; thence with the southerly margin of same westwardly 104 feet to the beginning.

Being the same property conveyed to Claiborne Hooper Phillips and wife, Martha Cooney Phillips by deed from William Fred Clark and wife, of record in book 1718, page 581, said Register's Office.

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