2026

51880

WARRANTY DEED

FROM

Glenn Sikes, et ux

TO

Gene C. Phillips, et ux

Attorneys Title Company
Titles Guaranteed
120 Union Street
NASHVILLE, TENN.
Agents For
American Title & Insurance Co.
MIAMI, FLA.

WARRANTY DEED

For and in Consideration of the sum of Ten and No/100- -($10.00)- - - - - - - - - - - - - - - - - - DOLLARS cash in hand paid by Gene C. Phillips and wife, Juanita S. Phillips and for other good and valuable consideration, receipt of all of which is hereby acknowledged, and in further consideration the said Gene C. Phillips and wife, Juanita S. Phillips have assumed and agree to pay an indebtedness in the amount of $5,405.58 owing to First Federal Savings and Loan Association of Nashville, said indebtedness being the balance owing on a mortgage note originally in the amount of $6,350.00, which said note is secured by a deedof trust recorded in Book 1568, page 229, Register's Office for Davidson County, Tennessee.

We, Glenn Sikes and wife, Lucille Sikes

have bargained and sold, and by these presents do transfer and convey unto the said * * * * * * *GENE C. PHILLIPS AND WIFE, JUANITA S. PHILLIPS* * * * * * * * * *

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. 51 on the Plan of Tuggle Heights, as of record in Book 1130, page 90, Register's Office for Said County.
Said Lot No. 51 fronts 60 feet on the westerly side of Wingate Avenue and runs back 178.7 feet on the northerly line and 179.7 feet on the southerly line to a dead line measuring 60 feet thereon.
Being the same property conveyed to Glenn Sikes and wife, Lucille Sikes by deed from Howell M. Townes, et al, of record in Book 1636, page 479, said Register's Office.

The escrow account for taxes and insurance premiums in connection with the above mentioned deed of trust is hereby transferred from the grantors to the grantees.

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