WARRANTY DEED

FROM

Winfield J. Tibbitt and wife,
Marguerite C. Tibbitt

TO

Frances P. Sweeney

98876

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 13 day
of MAY 1953
at 11 o'clock A.M.
Noted in Book 20 Page 234
Recorded in Book Page
Recording Fee $2.25
JAMES P. WILSON
By C. McKinney

...le Company
...ranted
...man Bldg.
TENN.

Agents For
American Title & Insurance Co.
MIAMI, FLA.

FORM 58

For and in Consideration of the sum of Nine Thousand Six Hundred Fifty-nine and 67/100 (9,659.67) **DOLLARS**

of which One Thousand Four Hundred and No/100 (1,400.00) has been paid in cash by Frances P. Sweeney the receipt of which is hereby acknowledged, and for the remainder Eight Thousand Two Hundred Fifty-nine and 67/100 ($8,259.67) Dollars, the said Frances P. Sweeney has agreed to purchase the below described property subject to two loans; one loan in the principal sum of Seven Thousand Seven Hundred and no/100 (7,700.00) Dollars as recorded in Book 1062, Page 37 R. O. D. D. and the other loan in the principal sum of One Thousand Seven Hundred Fifty-nine and No/100 (1,759.00) Dollars as recorded in Book 1074, Page 261, R. O. D. D.

Now should the said Frances P. Sweeney fail to promptly pay the notes as set out in the loans above, the said Frances P. Sweeney agrees to notify the Grantors Winfield J. Tibbitt and wife, Marguerite C. Tibbitt, so they will have ample time to take proceed a foreclosure on said loans should such be necessary.

This deed is executed by Marguerite C. Tibbitt, Attorney in fact, as per a Power of Attorney given to her by Winfield J. Tibbitt by her husband Winfield J. Tibbitt who is now serving in the Armed Forces in a foreign country. Said Power of Attorney is recorded in Book 21[illegible], Page 129 [illegible] Office, Davidson County, Tennessee.

We have bargained and sold, and by these presents do transfer and convey unto the said Frances P. Sweeney her 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 Hillcrest Park subdivision, as of record in Book 1424, Page 36, Register's Office for said County.

Said Lot No. 61 fronts 75 feet on the east side of Harrington Lane and runs back between parallel lines 150 feet to a depth.

Being the same property conveyed to Winfield J. Tibbitt and wife, Marguerite C. Tibbitt by J. Frank Rowan Homes, Inc., of record in Book 1074, page 37, said Register's Office.

The above described property is subject to restrictions in Book 1424, page 36, Register's Office for Davidson County, Tennessee.