K 2204

For and in consideration of the sum of $10.00*** DOLLARS

TEN*** and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further considerations of the assumption by Ruby Anderson and Nell Anderson (Sisters), of the principal balance now due on a certain note in the original amount of $7,700.00, dated June 17, 1947, secured by a deed of trust executed by Charles M. Stone, Jr., and wife, to Herschel Greer, Trustee, of record in Book 1499, page 191, R.O.D.C.,

We, CHARLES M. STONE, JR. and wife, BETTY J. STONE, have bargained and sold, and by these presents do transfer and convey unto the said RUBY ANDERSON and NELL ANDERSON (SISTERS), with the right of survivorship, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 25, Block 17, on the Map of College Park, of record in Book 843, page 29, R.O.D.C., Tenn.

Said Lot fronts 64 feet, 10 inches on the north side of Woodvale Drive and runs back between lines 136 feet, 2 inches on the easterly line, 133 feet on the westerly line to a dead line on which it measures 47 feet, 9 inches.

Being the same property conveyed to Charles M. Stone, Jr., and wife, Betty J. Stone, by deed from C. B. Kelly, unmarried, of record in Book 1493, page 253, R.O.D.C., Tennessee.

Note: On said lot is a brick dwelling, house number of which is 1124 Woodvale Drive.

It is the specific intention of the parties hereto that this conveyance is made to Ruby Anderson and Nell Anderson, Sisters, and that in the event of the death of one of said sisters, the property herein conveyed is to automatically vest in the survivor, in fee simple.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said RUBY ANDERSON and NELL ANDERSON (SISTERS) their heirs and assigns, forever.

And we do covenant with the said RUBY ANDERSON and NELL ANDERSON (SISTERS) 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 as above.

And we, CHARLES M. STONE, JR. and wife, BETTY J. STONE, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said RUBY ANDERSON and NELL ANDERSON (SISTERS), their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 5 day of November, 19 53.

Charles M. Stone, Jr.

Betty J. Stone

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Wayne Hammontree, a Notary Public in and for said County and State, the within named Charles M. Stone, Jr. and wife, Betty J. Stone, 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 5th day of November, 19 53.

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires 10-16-56

Wayne Hammontree
Notary Public

WARRANTY DEED
RECORD

FROM
CHARLES M. STONE, JR. et ux.

TO
RUBY ANDERSON and NELL ANDERSON (SISTERS)

37633

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
NOV 18 1953
at 3:13 o'clock P.M.
and recorded in Book 1170
page 170
Register

$1.10
2.00

UNITED STATES INTERNAL REVENUE $2.20 TWO DOLLARS TWENTY CENTS

DOCUMENTARY
UNITED STATES INTERNAL REVENUE $2.20 TWO DOLLARS TWENTY CENTS

120 UNION STREET
NASHVILLE, TENN.
REPRESENTING
NASHVILLE TITLE INSURANCE CO.

G 443