K 2270

WARRANTY DEED

For and in consideration of the sum of ($5,000.00)

Five Thousand and no/100 ---------- DOLLARS

cash in hand paid by W. F. Phillips, Jr., and wife, Ethel Pauline Phillips, receipt of which is hereby acknowledged, I, MARTHA SULLIVAN CORBITT, being one and the same as Martha Mai Corbitt,

have bargained and sold, and by these presents do transfer and convey unto the said W. F. PHILLIPS, JR. and wife, ETHEL PAULINE PHILLIPS, 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 the East 100 feet of the west 250 feet of Block 31, on the Map of Charlotte Park Company's Second Addition, of record in Book 421, page 10, Register's Office for said County.

Said part of Block 31 fronts 100 feet on the southerly side of Nevada Avenue, formerly 3rd Avenue, and runs back between parallel lines 150 feet to an alley.

Being property vested in Martha Mai Corbitt, or Martha Sullivan Corbitt, by deed from George T. Anderson, single, of record in Book 1281, page 634, and under the terms of a decree of divorce of the 3rd Circuit Court, of record in Minute Book 35, page 550, in the style of Corbitt vs. Corbitt, a certified copy of which is of record in Book 1298, page 383, of the 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 W. F. Phillips, Jr. and wife, Ethel Pauline Phillips, their heirs and assigns, forever.

And I do covenant with the said W. F. Phillips, Jr. and wife, Ethel Pauline Phillips, that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Martha Sullivan Corbitt, do further covenant and bind my heirs and representatives, to warrant and forever defend the title to the said land to the said W. F. Phillips, Jr. and wife, Ethel Pauline Phillips, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand on this day of , 19

STATE OF TENNESSEE
Davidson County

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this day of

Commission expires

Notary Public

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