K 2296

WARRANTY DEED

For and in consideration of the sum of ($7,000.00)

SEVEN THOUSAND & NO/100- - - - - - - - - - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid, the receipt of which is hereby acknowledged:

I, KATHLEAN O'BRIEN, a widow,

have bargained and sold, and by these presents do transfer and convey unto the CITY OF NASHVILLE, ACTING BY AND THROUGH THE ELECTRIC POWER BOARD, its successors 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, First Civil District, being more particularly described as follows:
Being Lots Nos. 414 and 417 on the Plan of Maury and Claiborne's Addition to Nashville, being recorded in Book 21, pages 84 and 85, Register's Office for said County; each of said lots fronts 40 feet on the easterly side of Wharf Avenue and runs back between parallel lines 165 feet to an alley.
Being the same property conveyed to Kathlean O'Brien by deed of record in Book 641, page 236, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said City of Nashville, acting by and through the Electric Power Board, its successors and assigns, forever.

And I do covenant with the said City of Nashville, acting by and through the Electric Power Board, 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. 1953 taxes having been pro rated as of Nov. 1, 1953, and paid by Grantor.

And I, Kathlean O'Brien, a widow,
do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said City of Nashville, acting by and through the Electric Power Board, its successors and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 18th day of November, 1953, 19

Kathleen O'Brien

STATE OF TENNESSEE
Davidson County

Personally appeared before me, J. M. Vaughn, a Notary Public in and for said County and State, the within named Kathlean O'Brien, a widow,

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

Witness my hand and official seal at office, this 18th day of November, 1953, 19

Commission expires April 24 1957.

J. M. Vaughn
Notary Public

WARRANTY DEED
FROM
KATHLEAN O'BRIEN, a widow,
TO
CITY OF NASHVILLE, ACTING BY AND THROUGH THE ELECTRIC POWER BOARD.

20126

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
Dec. 1953
at 12:05 o'clock P.M.
and recorded in Book 2296 Page 320
WITNESS MY HAND AND SEAL OF OFFICE
Fee $1.00
JOHN W. WILSON, REGISTER
By J. Crowley D.R.







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...E, TENNESSEE

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