K 2493

For and in consideration of the sum of $ 1.00 - - - - - - - - - - - - - - - - - -

One - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid, and other valuable considerations, we E. D. Jackson and wife, Jessie M. Jackson

have bargained and sold, and by these presents do transfer and convey unto the said Lee Brooks, a life estate in and to

~~his and assigns~~, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the South 50 feet of the West half of Lot No. 13 on the plan of Midway not of record. Said part of said Lot No. 13 fronts 50 feet on the East side of 30th Avenue North and runs back between parallel lines, along the Northerly margin of an alley, 150 feet to an alley in the rear.

And being the same property conveyed to the Home Owner's Loan Corporation by Trustee's deed from Elbert Eugene Russell, Substitute Trustee, dated January 21st, 1941 and recorded in Book 1174, page 90, of the Register's Office of Davidson County, Tennessee. Recorded Book 1084, page 298 R.O.D.C.

That at the death of the said Lee Brooks, said property hereinabove described will vest in fee in James Edward Brooks, his heirs and assigns.

as hereinabove described

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lee Brooks and James Edward Brooks, his heirs and assigns, forever.

And We do covenant with the said Lee Brooks and James Edward Brooks 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 for back City, County & State taxes, all of which is assumed by the purchasers. And We, E. D. Jackson and wife, Jessie M. Jackson do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Lee Brooks and James Edward Brooks, his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 14th day of February, 19 51.

E D Jackson

Jessie M Jackson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Hayle Mitchell, a Notary Public in and for said County and State, the within named E. D. Jackson and wife, Mrs. Jessie M. Jackson

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 15th day of February, 19 51

Completion expires on 3-3-58

Hayle Mitchell
Notary Public

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 23 day of FEB A.D. 1956 at 2:20 o'clock P.M.
Noted in Book 1174 Page 619
Recorded in Book 1084 Page 298
Recording Fee $ 2.00
JAMES P. WILSON, Register
By [illegible] D.C.

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Home Office
LAWYERS TITLE INSURANCE CORPORATION
of RICHMOND, Virginia

WARRANTY DEED

FROM
E. D. Jackson, et ux

TO
Lee N. Brooks and
James Edward Brooks.

87901

RECEIVED FOR RECORD

G 298