BK 2643

WARRANTY DEED.

SAM E. LIVINGSTON and wife
NETTIE C. LIVINGSTON,
TO
MARY T. ELDER, a widow.

and

MARY T. ELDER, a widow,
TO
SAM E. LIVINGSTON and wife
NETTIE C. LIVINGSTON.

35445

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
8 MAY
Apr 87 [illegible] 762
$1.00
Register

MORRIS LEVINE
ATTORNEY AT LAW - SUITE 508
BAXTER BUILDING
216 UNION STREET
NASHVILLE, TENN.

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create in us an estate by the entirety, we, SAM E. LIVINGSTON and wife, NETTIE C. LIVINGSTON, do hereby transfer and convey unto Mary T. Elder, a widow, her heirs and assigns, the following described tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 50 in the Bransford Realty Company's West End Heights Subdivision, of record in Book 332, page 124, Register's Office for said County.

Said Lot No. 50 fronts 60 feet on the westerly side of Fairfax Avenue and runs back 227.6 feet on the north line, and 252 feet on the south line to a 15-foot alley, on which it measures 64.5 feet.

Being the same property conveyed to Sam E. Livingston by deed from Nettie C. Livingston, of record in Book 1560, page 283, Register's Office for Davidson County, Tennessee.

And we do covenant with the said Mary T. Elder, a widow, 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.

And we, Sam E. Livingston and wife, Nettie C. Livingston, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Mary T. Elder, her heirs and assigns, against the lawful claims of all persons whomsoever.

AND NOW, I, the said Mary T. Elder, a widow, for the consideration of One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of carrying out the intent

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