K 2645

For and in consideration of the sum of One and No/100 ($1.00) DOLLARS cash in hand paid by Jewell Kirwin Blanchard and other good and valuable consideration the receipt and sufficiency of all of which is hereby acknowledged, I Kathryn Kirwin Parrish have bargained and sold, and by these presents do transfer and convey unto the said Jewell Kirwin Blanchard an one-half undivided interest in and to Her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being parts of Lots Nos. 3 and 17 in Campbell's Plan of South Nashville Lots as of record in Book 682 and 683, Register's Office for said County, described as follows:

Beginning at a point in the easterly margin of Third Avenue, South, formerly College Street, 46-1/3 feet northerly from the north margin of Elm Street, as widened; thence northerly with the easterly margin of Third Avenue, South 43 feet to a point; thence easterly and parallel with Elm Street 140 feet, more or less, to a point in the westerly margin in an alley; thence southerly with the westerly margin of said alley 43 feet to a point; thence westerly and parallel with Elm Street 140 feet, more or less, to the point of the beginning.

Being the same property conveyed to J. J. Kirwin, deceased, by deed from Kate K. Dews, a widow, of record in Book 1109, page 692, said Register's Office.

Being also the same property vested in Kathryn Kirwin Parrish under the Will of J. J. Kirwin, deceased, of record in Will Book 69, page 385 County Court Clerks Office for said County.

To have and to hold the said one-half undivided interest in and to tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jewell Kirwin Blanchard her heirs and assigns, forever.

And I do covenant with the said Jewell Kirwin Blanchard 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, except for any back taxes which the said Jewell Kirwin Blanchard takes subject to.

And I, Kathryn Kirwin Parrish do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Jewell Kirwin Blanchard her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 22 day of April, 1957

Kathryn Kirwin Parrish

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Kathryn Kirwin Parrish 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 22 day of April, 1957

Commission expires [illegible]

[illegible]
Notary Public

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 26 day of APR A.D. 1957 at 9:35 o'clock A M.
Noted in Book 2172 Page 842
Recorded in Book [illegible] Page [illegible]
Recording Fee $2.05
JAMES P. WILSON, Register
By [illegible] D.C.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

WARRANTY DEED
FROM Kathryn Kirwin Parrish
TO Jewell Kirwin Blanchard
37211

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PG 6