K 2741

WARRANTY DEED

FROM

JESSIE POWELL

TO

WILLIAM ENGLES PORTER FLOYD, ET AL

J. ROSS CHESHIRE, JR., ATTORNEY

For and in Consideration of the sum of TEN THOUSAND FIVE HUNDRED AND NO/100 - - - - - - - - - - - - - - - - - ($10,500.00) - - - - - - - - - - DOLLARS cash in hand paid by WILLIAM ENGLES PORTER FLOYD and CHARLES R. H. FLOYD, the receipt of which is hereby acknowledged, - - - - - - - - - -

I, JESSIE POWELL, a widow, - have bargained and sold, and by these presents do transfer and convey unto the said WILLIAM ENGLES PORTER FLOYD and CHARLES R. H. FLOYD, their - heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 2nd, formerly the 15th, Ward of the City of Nashville, Davidson County, Tennessee, being parts of Lots Nos. 13, 14 and 15 on the Plan of John Nelson's Addition to South Nashville, as of record in Book 2, page 182, Register's Office for said County, described according to a survey made by John M. Sullivan, Civil Engineer, February 26, 1958, as follows:

Beginning at the southwest corner of Tutwiler Avenue and 3rd Avenue South; thence with the westerly margin of 3rd Avenue South, 35° east 134 feet; thence south 55° west 142.8 feet to the easterly margin of the right-of-way of the N. C. & St. L. Railroad; thence with said right-of-way, north 57° 49' west 62 feet, north 55° 53' east 14.8 feet and north 58° 56' west 270 feet to the southwesterly margin of Tutwiler Avenue; thence with said Avenue, north 87° 51' east 312 feet to the beginning.

Said parts of Lots Nos. 13 and 14 were conveyed to J. O. Powell and wife, Jessie Griggs Powell, by deed from The Nashville, Chattanooga & St. Louis Railway, dated June 27, 1938, filed June 27, 1940, and recorded in Book 1165, page 56, said Register's Office; and part of Lot No. 15 was conveyed to J.O. Powell and wife, Jessie Powell, by two deeds,

book 1701

one from Mary Mooney Regan and husband, dated March 27, 1947, filed April 2, 1947, and recorded in Book 1468, page 451, and the other from William S. Whitman and wife, dated May 8, 1947, filed May 12, 1947, and recorded in Book 1473, page 544, said Register's Office, the said J. O. Powell having since departed this life

G 495