K 2881

WARRANTY DEED G-129001 REAU E. FOLK, JR., FORM **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of TEN AND NO/100 ***** DOLLARS ($ 10.00),

and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

M. J. SMITH and wife, PRUDYE A. SMITH,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES M. GIBSON AND WIFE, MARTHA A. GIBSON, ***

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 22 on the Map of the Subdivision of part of the Weakley Home Place, as of record in Book 421, page 36, Register's Office for said County.

Said Lot No. 22 fronts 50 feet on the southerly side of Benjamin Avenue and runs back between lines, 131 feet on the easterly line and 131.5 feet on the westerly line to an alley on which it measures 50 feet.

Being part of the property conveyed to M. J. Smith and wife, Prudye A. Smith, by deed from James E. Owens and wife, of record in Book 2703, page 313, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.
And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.
Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.
In witness whereof, the Grantor has hereunto set his hand on this, the 18th day of March, 1959

M. J. Smith

Prudye A Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Charles K. Cooper, a Notary Public in and for the State and County aforesaid, personally appeared the within named M. J. Smith and wife, Prudye A. Smith, the bargainor(s), 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, the 18th day of March, 1959

Charles K. Cooper
Notary Public

My commission expires: Feb. 4, 1961

G-129001

WARRANTY DEED
MC&F
From
M. J. SMITH ET UX
To
JAMES M. GIBSON ET UX
Home Federal Savings & Loan Assn.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 20 day of MAR A.D. 1959 at 8:20 o'clock A.M.
Noted in Book 42 Page 36
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By ____ D.R.

DOCUMENTARY 10 DOLLARS 10