BK 2909

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,

PAUL A. PHILLIPS and wife, EVELYN PHILLIPS,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto
J. D. McDONALD and wife, RUBY McDONALD, ***

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:

Being parts of Lots Nos. 43, 33 and 34 on the plan of Inglewood Heights Subdivision of record in Book 1424, page 85, Register's Office for said County, described as follows:

Beginning at a point in the northerly margin of Inglewood Drive at the common corner of Lots Nos. 43 and 42 of said subdivision; thence northerly with the dividing line between said Lots Nos. 43 and 42, 170 feet to a point, being the northeasterly corner of said Lot No. 43; thence westerly along the rear line of said Lot No. 43 and the southerly side line of Lot No. 41, 65 feet to a point; thence southerly 45 feet to a point; thence in a westerly direction passing the westerly side of Lot No. 43 and the rear line of Lot No. 34, 25 feet to a point; thence southerly crossing the dividing line between Lots Nos. 34 and 33, 125 feet to a point in the margin of Inglewood Drive; thence with the margin of said Drive easterly 90 feet to the point of beginning.

Being the same property conveyed to Paul A. Phillips and wife, Evelyn Phillips, by deed from A. J. Coleman and wife, Edith M. Coleman, of record in Book 1908, page 419, said Register's Office.

This conveyance made subject to restrictions of record in Book 1361, page 64, 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 29th day of May, 1959.

Paul A. Phillips
Evelyn Phillips

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Lindsay Murray Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Paul A. Phillips and wife, Evelyn Phillips, 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 29th day of May, 1959.

My commission expires: 10/17/1962

Notary Public

WARRANTY DEED
MCB&F
From
PAUL A. PHILLIPS ET UX
To
J. D. McDONALD ET UX
35319

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 2 day of JUN 1959 at 1:45 P.M.
Noted in Book 93 Page 202
Recorded in Book Page
Recording Fee $2.00
JAMES H. WILKINSON, Register
By Deputy Reg.

REAU E. FOLK, JR., ATTY.
NASHVILLE, TENNESSEE

Title Co. File 18700-0412

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