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For and in consideration of the sum of $ 10.00 DOLLARS

----------Ten and No/100----------

Cash in hand paid by Henry P. Abbott, Jr., and wife, Elizabeth M. Abbott, and other good and valuable consideration, receipt of which is hereby acknowledged;

E. R. PHILLIPS, AND WIFE, LOUISE T. PHILLIPS

have bargained and sold, and by these presents do transfer and convey unto the said Henry P. Abbott, Jr., and wife, Elizabeth M. Abbott their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 56 on the Plan of Mansker Meadows, Section II, of record in Book 2663, pages 15 and 16, Register's Office for said County.

Said Lot No. 56 fronts 210 feet on the south side of Mansker Drive and runs back between lines, 115 feet on the west line and 256.4 feet on the east line to a dead line in the rear, measuring 159.9 feet thereon.

Being part of the property conveyed to E. R. Phillips, and wife, Louise T. Phillips by deed from G. L. Comer, Trustee, of record in Book 2300, page 87, and by deed from Gladys Phillips, of record in Book 2810, page 237, both of record in 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 said Henry P. Abbott, Jr., and wife, Elizabeth M. Abbott their heirs and assigns, forever.

And E. R. Phillips, and wife, Louise T. Phillips do covenant with the said Henry P. Abbott, Jr., and wife, Elizabeth M. Abbott 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 E. R. Phillips, and wife, Louise T. Phillips do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said Henry P. Abbott, Jr., and wife, Elizabeth M. Abbott their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 31st day of July, 1959

Louise T. Phillips — E. R. Phillips

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. Garland Wells, a Notary Public in and for said County and State, the within named E. R. Phillips, and wife, Louise T. Phillips

the bargainors, 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 31st day of July, 1959

Commission expires July 27, 1960

L. Garland Wells
Notary Public

NOTARY PUBLIC, DAVIDSON COUNTY, TENNESSEE

Warranty Deed

From 45091 E. R. PHILLIPS, ET UX

To HENRY P. ABBOTT, JR., ET UX

(MURPHREE MORTGAGE COMPANY)

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 4th day of AUG A.D. 1959 at 2:30 o'clock P.M.
Recorded in Book 2928 Page 255
Recording Fee $2.00
JAMES P. WILSON, Register
By [illegible] D.C.

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