BK 2993

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of $10.00 - - - - - - - - - - - - - - - - - -

- - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - DOLLARS

Cash in hand paid, the receipt of which is hereby acknowledged, and the assumption of the balance due the Guaranty Mortgage Company, as of record in Book 2257, Page 147, Register's Office for Davidson County, Tennessee, we, Johnie D. Pharris and wife, Mattie Jean Pharris,

have bargained and sold, and by these presents do transfer and convey unto the said Maxine Gray, a Widow,

her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 188 on the Map of Clover Hill Subdivision, Section IV, of record in Book 2133, page 62, Register's Office for said County.

Said lot fronts 55 feet on the southerly side of Cottonwood Drive and extends back between lines 202.8 feet on the easterly line and 257 feet on the westerly line to a dead line in the rear on which it measures 130 feet.

Being the same property conveyed to Johnie D. Pharris and wife, Mattie Jean Pharris, by deed from Donelson Home Builders, Inc., of record in Book 2274, page 457, Register's Office for Davidson County, Tennessee.

Deed of Trust executed by Johnie D. Pharris and wife, Mattie Jean Pharris, to Herschel Greer, Trustee, dated April 12, 1954, recorded April 14, 1954, of record in Book 2257, page 147, Register's Office for Davidson County, Tennessee, given to secure the original principal sum of $8,950.00, and payable to Guaranty Mortgage Company.

To be hers absolutely, free from any rights, title or interest of any present or future husbands.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Maxine Gray her heirs and assigns, forever.

And we do covenant with the said Maxine Gray, a Widow, 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, except as shown.

And we, Johnie D. Pharris and wife, Mattie Jean Pharris do further covenant and bind our heirs and representatives, to warrant and forever defend the title to the said land to the said Maxine Gray, a Widow, her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 9th day of November, 1959

Johnie D. Pharris

Mattie Jean Pharris

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