60313

WARRANTY DEED

FROM

A. J. Stephens

TO

Robert E. Wells, et ux

1102 Eakin

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 19 day
of NOV A.D. 1959
at 1:12 o'clock P.M.
Noted in Book 4 Page 487
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By [illegible] D.R.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

WARRANTY DEED

For and in Consideration of the sum of one and no/100----------

----------($1.00)---- DOLLARS

cash in hand paid by Robert E. Wells and wife, Cooper Stephens Wells, and the love and affection which I have for my daughter, Cooper Stephens Wells, and her husband, Robert E. Wells, the receipt of all of which is hereby acknowledged,

I, A. J. Stephens, widower,

have bargained and sold, and by these presents do transfer and convey unto the said Robert E. Wells and wife, Cooper Stephens Wells, 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. 19 on the plan of Wills' Subdivision of lot No. 40 of the Boyd Cockrill Spring Tract, as of record in book 57, page 114, Register's Office for said County, described as follows:
Beginning at the northeast corner of Poston Avenue and 31st Avenue North, formerly Euclid Avenue; thence with the northerly margin of Poston Avenue, easterly 71½ feet to the corner of lots Nos. 18 and 19; thence at right angles, northerly with the line between said two lots to the easterly margin of 31st Avenue North; thence with said Avenue in a southerly direction 122½ feet to the beginning.
Being the same property conveyed to A. J. Stephens and wife, Viola Stephens by deed from E. B. Walton, Trustee, dated May 28, 1954, filed June 1, 1954, and recorded in book 2280, page 187, said Register's Office, the said Viola Stephens having since died.