BK 3000

For and in consideration of the sum of $ 10.00) Ten Dollars, cash in hand paid, and for other good and valuable considerations, the receipt of which is hereby DOLLARS acknowledged, and for the further consideration that the grantees herein take and agree to pay the unpaid balance of a loan secured by a note executed by Willian E. Nicks er tux, Mildred Miles Nicks to R. L. Richardson, Trustee as of record in Book 2689, Page 607, R. O. D. C., Tennessee, the balance on said loan is as of this date, $9,953.99, all of which is part of the purchase price of the property described hereinafter, therefore, I,

Mildred Miles Nicks,
have bargained and sold, and by these presents do transfer and convey unto the said Jean Blanchette et ux, Mary E. Blanchette, the grantees herein, 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. 130, Section D-1, Village of Old Hickory, Tennessee as shown on Plan, recorded January 11, 1952, in Book 1835, page 110, said register's Office.

Said lot no. 130 fronts 100 feet on Bryan street and runs back between lines 148.8 feet to a line.

Being the same property as conveyed from William W. Mangrum et ux, Vara Mangrum by Deed to William E. Nicks et ux, Mildred Miles Nicks as of record in Book 2689, page 607, R. O. D. C., Tennessee; and being the same property as conveyed from William E. Nicks to Mildred Miles Nicks by deed as of record in Book 3000, Page 403, R. O. D. C., Tennessee.

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

And I do covenant with the said grantees that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Mildred Miles Nicks, the grantor do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said grantees, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 15th day of Jan. 1960

Mildred Miles Nicks

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, James H. Hill, a Notary Public in and for said County and State, the within named Mildred Miles Nicks

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 15th day of Jan. 1960

Commission expires Apr. 24, 1962

James H. Hill
Notary Public

TENNESSEE TITLE COMPANY

68324

Warranty Deed

From Mildred Miles Nicks

To Jean Blanchette et ux, Mary E. Blanchette

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 18 day of JAN A.D. 1960 at 11:45 o'clock A.M.
Noted in Book ____ Page ____
Recorded in Book 3000 Page 403
Recording Fee $2.00
JAMES P. WILSON, Register
By ____ D.C.

Published by
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NASHVILLE, TENNESSEE



PG 517