BK 3097

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten and 00/100---------- ($10.00)---------- DOLLARS cash in hand paid by Mildred Anderson Cate, and other good and sufficient consideration, the receipt of which is hereby acknowledged,

I, William Bush Anderson, have bargained and sold, and by these presents do transfer and convey unto the said Mildred Anderson Cate, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 5 of Block 4 on the Plan of the Stokes Tract, as of record in Book 974, page 24, Register's Office for said County.

Said Lot No. 5 fronts 100 feet on the westerly side of Wortham Drive, former Midland Avenue, and runs back 197 feet on the northerly line and 194 feet on the southerly line, to a dead line, measuring 100 feet thereon.

Being the same property conveyed to Mrs. Minnie Lee Anderson by deed of J. C. Young and wife, Nell P. Young, of record in Book 2097, page 63, said Register's Office.

The said property was devised to Dr. William Bush Anderson by will of Mrs. Minnie Lee Anderson, deceased, probated January 4, 1960, and recorded in Will Book 72, page 310, County Court of Davidson County, 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 Mildred Anderson Cate, her heirs and assigns, forever.

And I do covenant with the said Mildred Anderson Cate 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, William Bush Anderson, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Mildred Anderson Cate, her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 31st day of May, 19 60

Wm. Bush Anderson



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