K 3131

Book 2131 Page 463

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $10.00
TEN AND NO/100 ---------- DOLLARS

cash in hand paid by BURNICE W. MAYES AND WIFE, THELMA L. MAYES,

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,

MARIE HIGGINBOTHAM YOUNG,

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being the east 10 feet of Lot No. 33, and all of Lot No. 34, of Block D, on the unrecorded Map of Part II, Woodbine Courts, and described as follows:
BEGINNING at a point in the north margin of East Timmons Avenue, 91.1 feet east of a concrete monument set at the beginning of a turn into Simmons Avenue, and being 10 feet west of the corner of Lots Nos. 33 and 34; thence northerly parallel to the line between said lots, and 10-feet west of the same, 109 feet to a point in the line between Lots Nos. 32 and 33; thence with the line between said lots, easterly 10 feet to a point in the west line of Lot No. 34; thence along the line between Lots Nos. 32 and 34, northerly 47.5 feet to the southwest corner of Lot No. 30; thence with the line between Lots Nos. 30 and 34, easterly 75 feet to a corner of Lot No. 1 and 34; thence with the line between said lots, southerly 156.5 feet to the north margin of East Timmons Avenue; thence with the margin of the same, westerl 85 feet to the point of beginning.
Being the same property conveyed to Marie Higginbotham, now Young, by deed from O. G. Hartman and wife, as of record in Book 2043, page 265, 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 GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our 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.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 20th day of September, 1960

Marie Higginbotham Young
Marie Higginbotham Young

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Jno. C. Jeffords, a Notary Public in and for said County and State, the within named Marie Higginbotham Young

the bargainors, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 20th day of September, 1960

Commission expires May 16, 1964.

Jno. C. Jeffords, Notary Public. State-At-Large

FORM 1001

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 21 day of SEP A.D. 1960 at 11:06 o'clock
Noted in Book 2131 Page 463
Recorded in Book Page
Recording Fee 2.00
JAMES P. WILSON, Register
By R. Lucas D.C.

Warranty Deed
FROM MARIE HIGGINBOTHAM YOUNG
To BURNICE W. MAYES, ET UX.
3810
PLEASE PUT IN BOX. TITLE CO. BOX
REGISTER'S OFFICE

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