K 3132

WARRANTY DEED OF REMAINDER UNDER JOINT WILL
OF CHARLES H. THORN AND MAUD M. THORN

WHEREAS Charles Henry Thorn and wife, Maud M. Thorn executed their Joint Will on the 10th day of November, 1949, and

WHEREAS the said Charles Henry Thorn died on the 10th day of January, 1951 in Nashville, Davidson County, Tennessee, and

WHEREAS the said Joint Last Will and Testament was filed and is of record in Will Book 64, page 440 of the Courty Court Clerk's Office of Davidson County, Tennessee, and

WHEREAS said Joint Last Will and Testament provides:

"SECOND - We thereafter desire that all property, real as well as personal, of which we may be possessed at the time of the decease of either of us, shall be held by the survivor during his or her life, to use same as such survivor may see fit, to mortgage, encumber, sell or otherwise convey any or all said property without resistance or restraint.

THIRD - On the death of the survivor, it is our desire and we hereby give, devise and bequeath all the rest, residue and remainder of all property to Eudora L. Boxley, sister of Mrs. Maud M. Thorn; Lucille Frierson, daughter of the said Eudora Boxley; Lillian Sims, foster sister of the said Charles Henry Thorn and Martha Sims, daughter of the said Lillian Sims, equally share and share alike for and during their natural lives and at their death the share of each legatee to be vested to her heirs-at-law."

NOW THEREFORE, for and in consideration of one dollar ($1.00) and other valuable and good considerations cash in hand paid, receipt of which is hereby acknowledged, I, Maud M. Thorn in order to more fully carry out the provisions of said Joint Last Will and Testament have this day bargained and sold and do hereby transfer and convey unto Lucille Frierson, her heirs and assigns, a remainder interest commencing from and after my demise, in certain real estate in Davidson County, Tennessee as follows:

Land in Davidson County, Tennessee, being the easterly 35' more or less, of lot No. 76 Boyd's addition, said part of said lot fronts 35' on the south side of Tremont Avenue and runs back between parallel lines 168' to an alley. Said property known and designated as City No. 1403 A & B Tremont Avenue, Nashville, Tennessee.

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