K 3164

WARRANTY DEED

For and in consideration of the sum of TEN AND 00/100 ($10.00)----------
----------*DOLLARS*
cash in hand to us paid by H. M. Sealy and wife, Lillian E. Sealy, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

we, William A. Jones, Jr. and Elizabeth J. Hopkins,
have bargained and sold, and by these presents do transfer and convey unto the said H. M. Sealy and wife, Lillian E. Sealy, their
heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 284 on the Plan of Inglewood Place, as of record in Book 332, page 101, Register's Office for said County.

Said lot fronts 100 feet on the easterly side of Katherine Street and runs back between parallel lines, 182.4 feet to a dead line.

Being the same property conveyed to W. A. Jones and wife, Katherine Lee Jones, by deed from Bertha J. Benz, of record in Book 1031, page 250, said Register's Office.

The undersigned, William A. Jones, Jr. and Elizabeth J. Hopkins, are the sole surviving heirs at law of the said Katherine Lee Jones, who died intestate in Davidson County, Tennessee, August, 1960, predeceased by the said W. A. Jones, who died intestate in Davidson County, Tennessee, February, 1943.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said H. M. Sealy and wife, Lillian E. Sealy, their
heirs and assigns, forever.

And we *do covenant with the said* H. M. Sealy and wife, Lillian E. Sealy,
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.*

And we, William A. Jones, Jr. and Elizabeth J. Hopkins,
do further covenant and bind ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* H. M. Sealy and wife, Lillian E. Sealy, their *heirs and assigns against the lawful claims of all persons, whomsoever.*
Witness our *hand*s *this* 17th *day of* December, *19*60, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William A. Jones Jr.
Elizabeth J. Hopkins

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Ruby Jackson Dey, *a Notary Public in and for said County and State,* William A. Jones, Jr. and Elizabeth J. Hopkins,
the within named bargainor s, *with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 17th *day of* December, *19* 60.

RUBY JACKSON DEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Ruby Jackson Dey *Notary Public*

Commission expires August 19, 1961

P G 621