K 3181



**WARRANTY DEED** BEAU E. FOLK JR. FORM **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of Ten and 00/100 - - - - - - - - - - DOLLARS ($10.00),

Cash in hand paid by Shirley M. Hargis and Thomas Gibb Hargis and Lassie M. Hargis, and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, Margaret Irene Manning, a widow

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Shirley M. Hargis, Thomas Gibb Hargis and Lassie M. Hargis, for their joint lives, with the remainder in fee simple to the survivor of said grantees, and to their heirs and assigns of such survivor, forever, hereinafter called the Grantee, their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, Davidson County, Nashville, State of Tennessee, described as follows:

Being the west 50 feet on the east 112½ feet of Lot No. 8 on the Map of E.J.Childers Subdivision, of the J.H.Ambrose Tract, as of record in Book 332, page 114, Register's Office for said County.

Said part of Lot No 8 fronts 50 feet on the Northerly side of Thomas Street as widened and runs back between parallel lines 177 feet, more or less, to the south line of Lot 7.

Being the same property conveyed to Margaret Irene Manning, a widow, by deed from H.E. Curtis and wife, Ruby P. Curtis, of record in Book 2278, page 14, Registers Office for 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 Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors 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.

In witness whereof, the Grantor has hereunto set his hand on this, the 8th day of February, 1961

Margaret Irene Manning

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Before me, LaValla K. Mitchell, a Notary Public in and for the State and County aforesaid, personally appeared the within named Margaret Irene Manning

the bargainor(s), 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 Nashville, Davidson County, Tennessee, this, the 8th day of February, 1961

My commission expires: May 26, 1962

LaValla K. Mitchell
Notary Public

**WARRANTY DEED**

From 25410 Margaret Irene Manning

To Shirley M. Hargis, Thomas Gibb Hargis, Lassie M. Hargis

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 8 day of FEB A.D. 1961 at 12:45 o'clock P
Noted in Book 98 Page 47
Recorded in Book ___ Page ___
Recording Fee $2.00
JAMES P. WILSON, Register
By [illegible]

**NASHVILLE TITLE COMPANY**
*"A Guaranteed Title"*
NASHVILLE, TENNESSEE

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