K 3182

For and in consideration of the sum of $5.00 - - - - - - - - - - - - - - - - - -

FIVE AND NO/100 - DOLLARS

Cash in hand paid and other valuable consideration, the receipt of which is hereby acknowledged, and the assumption of a Deed of Trust executed by J.T. Scruggs and wife, Flora Pope Scruggs, to Louis R. Linx, Trustee, dated October 14, 1960, recorded Oct. 14, 1960 in Bk. 3144, Pg. 440, Register's Office for Davidson Cty.,Tenn, to secure to 1st Federal Savings & Loan Association of Nashville the payment of one note in the principal sum of $4,200.00 payable in installments of $40.00 per month.

We, J. T. Scruggs and wife, Flora Pope Scruggs

have bargained and sold, and by these presents do transfer and convey unto the said George L. Dodd and wife, Marie D. Dodd, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the westerly 50 feet of Lot No. 65, on the Map of Trinity Heights Addition, of record in Book 161, page 98, Register's Office for Davidson County, Tennessee.

Said westerly part of Lot No. 65 fronts 50 feet on the southerly line of Fullen Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to J. T. Scruggs and wife, Flora Pope Scruggs, by deed from Henry B. Lawrence and wife, as of record in Book 1618, page 533, Register's Office for Davidson County, Tenn.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said George L. Dodd and wife, Marie D. Dodd, their

heirs and assigns, forever.

And We do covenant with the said George L. Dodd and wife, Marie D. Dodd

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, J. T. Scruggs and wife, Flora Pope Scruggs,

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said George L. Dodd and wife, Marie D. Dodd, their

heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 20th day of January, 1961

X J. T. Scruggs

X Flora Pope Scruggs

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Thos. M. Pritchett, a Notary Public in and for said County and State, the within named J. T. Scruggs and wife, Flora Pope Scruggs

the 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 office, this 20th day of January, 1961

Commission expires 6/2/62

Thos. M. Pritchett
Notary Public

26916

WARRANTY DEED

FROM

J. T. SCRUGGS, ET UX

TO

GEORGE L. DODD, ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 20 day of Feb A.D. 1961 at 11:33 o'clock A.M.
Noted in Book 3211 Page 116
Recorded in Book ____ Page ____
Recording Fee 2.20
JAMES P. WILSON, Register
By M. E. Smith D.R.

Guaranty Title Company
A DIVISION OF
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

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