K 3251

For and in consideration of the sum of $ - - - - - $10.00 - - - - - - - - - - - - - - - - -

- - - - - - - - - - - - - - Ten and No/100 - - - - - - - - - - - - - - - - DOLLARS

and other good and valuable considerations, cash in hand paid by Phenix W. Hall and wife, Alberta M. Hall, the receipt of all of which is hereby acknowledged.

H. H. Caldwell and wife, Lorene L. Caldwell

have bargained and sold, and by these presents do transfer and convey unto the said

Phenix W. Hall and wife, Alberta M. Hall

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

Land in Davidson County, Tennessee, being Lot No. 123 and the southerly 1[illegible] feet of Lot No. 122 on the Plan of Oakwood Park as of record in Book 421, page 12, Register's Office for said County.
Said Lot No. 123 and part of Lot No. 122 front together 46 feet on the westerly side of North Sixth Street, and run back between parallel lines 16[illegible] feet to an alley. Being the same property conveyed to H. H. Caldwell and wife, Lorene L. Caldwell, by deed from Newman Snell and wife, of record in Book 2808, page 418, 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 Phenix W. Hall and wife, Alberta M. Hall their heirs and assigns, forever.

And we do covenant with the said Phenix W. Hall and wife, Alberta M. Hall 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., with exception of 1961 taxes which are prorated and assumed by Grantees herein.

And we, H. H. Caldwell and wife, Lorene L. Caldwell do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Phenix W. Hall and wife, Alberta M. Hall their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 6th day of July , 1961

H. H. Caldwell
H. H. Caldwell

Lorene L. Caldwell
Lorene L. Caldwell

STATE OF TENNESSEE}
DAVIDSON COUNTY }

Personally appeared before me, Phillip E. Cole , a Notary Public in and for said County and State, the within named H. H. Caldwell and wife, Lorene L. Caldwell

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 Nashville , Tennessee, this 6th day of July , 1961

Commission expires April 26, 1965

Phillip E. Cole
Notary Public

TENNESSEE TITLE COMPANY

File: Mid-South Mtg. Corp.

# Warranty Deed

FROM

47247

H. H. CALDWELL, ETUX.

To

PHENIX W. HALL, ETUX.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

[illegible] record 7 day [illegible] A.D. 1961 at 10:08 [illegible]

Noted In Book 22 Page 178

Recorded in Book ____ Page ____

Recording Fee $2.00

JAMES P. WILSON, Register

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