BK 3280

For and in consideration of the sum of ten and no/100----------
----------($10.00)---------- DOLLARS
cash in hand paid by William H. Todd and wife, Davella Todd, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

we, Fred H. Todd and wife, Cora Lee Todd,

have bargained and sold, and by these presents do transfer and convey unto the said William H. Todd and wife, Davella Todd, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:-

Being lot No. 76 on the Plan of Grandview Heights, as of record in Book 161, pages 14 and 15, Register's Office for said County.
Said lot No. 76 fronts 50 feet on the easterly side of Eugenia Avenue and runs back between parallel lines 150 feet to an alley.
Being part of the real property conveyed to Fred H. Todd and wife, Cora Lee Todd, by deed from Thomas J. Bates and wife, dated May 25, 1954, filed May 28, 1954, and recorded in Book 2279, page 638, 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 William H. Todd and wife, Davella Todd, their heirs and assigns, forever.

And we do covenant with the said William H. Todd and wife, Davella Todd, 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, Fred H. Todd and wife, Cora Lee Todd do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said William H. Todd and wife, Davella Todd, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 7th day of September, 1961, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Fred H. Todd
Cora Lee Todd

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, J. W. Bennett, a Notary Public in and for said County and State, Fred H. Todd and wife, Cora Lee Todd, the within named bargainors, 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 7th day of Sept. 1961.

J. W. Bennett
Notary Public

Commission expires

57587

WARRANTY DEED
FROM
Fred H. Todd et ux
TO
William H. Todd et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 8 day SEP A.D. 1961 at 11:56 o'clock A.M.
Noted in Book 22 Page 160
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By Linck Smith D.C.

Compliments of
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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