K 3284

QUIT-CLAIM DEED

WHEREAS by deed recorded in Book 655, page 21, Register's Office for Davidson County, Tennessee, the following described property was conveyed to William Brown and wife, Hattie Brown, thus creating an estate by the entirety and,

WHEREAS, the said Hattie Brown predeceased her husband, William Brown, thus leaving an estate in fee simple in the said William Brown, and

WHEREAS, the said William Brown, thereafter was married to his present wife, Ann Brown, and,

WHEREAS, the said William Brown, is desirous of creating an estate by the entirety, for the benefit of his present wife, Ann Brown.

NOW, THEREFORE, for and in consideration of Ten ($10.00) Dollars and other good and valuable considerations, receipt of which is hereby acknowledged and for the love and affection I have for my said wife, Ann Brown, I, William Brown, have bargained and sold and by these presents do transfer and convey unto the said Ann Brown, my wife, her heirs and assigns an undivided one-half interest in and to the following described tract of land in Davidson County, Tennessee:

> "Land in Davidson County, Tennessee, being Lot No. 17 on the Map of sub-division of the Hefferman Place, as of record in Book No. 161, page 138, Register's Office for Davidson County, Tennessee. Said Lot No. 17 fronts 50 feet on the southerly side of Hefferman Street, and runs back between parallel lines, 150 feet, to a 15 foot alley in the rear. Being the same property conveyed to William Brown and wife, Hattie Brown, as of record in Book 655, page 21, Register's Office of Davidson County, Tennessee."

TO HAVE AND TO HOLD an undivided one-half interest in said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ann Brown, her heirs and assignsforever. The Grantor expressly states that it is his intention by this instrument to create an estate by the entireties in and to the entire interest in said property previously held by the Grantor, pursuant to Section I of Chapter 255 of the Public Acts of Tennessee of 1949, being also Section 64-101 of Tennessee Code Annotated.

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