K 3377

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

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

----------Ten and 00/100---------- DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Millard Brackin and wife, Ida Brackin,

have bargained and sold a 1/3 undivided interest and by these presents do transfer and convey unto the said A. C. Briggs, Jr. and Mary E. Bates 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 the westerly 35 feet of Lot No. 93 and the easterly 20 feet of Lot No. 94 on the unrecorded plan of part of the Priest Home Place, described together as follows:

Said parts of lots Nos. 93 and 94 front 55 feet on the northerly side of Russell Street and run back between parallel lines parallel with and 155 feet easterly from the easterly margin of 17th Street 160 feet to a dead line.

Said property was devised to Mary E. Bates, A. C. Briggs, Jr. and Millard Brackin by will of Nora L. Briggs, deceased, dated March 4, 1958, probated June 28, 1961, and recorded in Will Book 74, page 508, County Court for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said A. C. Briggs, Jr. and Mary E. Bates their heirs and assigns, forever.

And we do covenant with the said A. C. Briggs, Jr. and Mary E. Bates 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, except a 2/3 undivided interest vested in the grantees.

And we, Millard Brackin and wife, Ida Brackin do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said A. C. Briggs, Jr. and Mary E. Bates their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 22nd day of May, 1962

Millard Brackin

Ida Brackin

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