BK 3407

TENNESSEE TITLE COMPANY

WARRANTY DEED Form 1003 Published by Tennessee Title Company

FOR AND IN CONSIDERATION of the sum of ONE and 00/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create an estate by the entireties

We, RUTH B. CORBIN, ORA MAE POE, KATHERINE B. PEARRE, devisees under the Will of Margaret C. Bumpas, deceased, whose Will is of record in Will Book 76, page 332, County Court, have bargained and sold, and by these presents do hereby transfer and convey unto John C. Jeffords, Jr., Trustee, his successors and assigns, the following described tract or parcel of land, to wit: Being Lot No. 38 on the Plan of Bransford Realty Company's Belle Meade Golf Links Subdivision, of record in Book 421, pages 94 and 95, Register's Office for said County.
Said Lot No. 38 fronts 60 feet on the easterly side of Westover Drive and extends back between parallel lines 210 feet to a dead line.
Being property devised to Ruth B. Corbin, Ora Mae Poe, Katherine B. Pearre, under the Will of Margaret C. Bumpas, deceased, of record in Will Book 76, page 332, County Court.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And we do covenant with the said John C. Jeffords, Jr., Trustee, that we are lawfully seized and possessed of said land in fee simple, and have a good right to convey it.

And we, Ruth B. Corbin, Ora Mae Poe, Katherine B. Pearre, as above set out, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said John C. Jeffords, Jr., Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said John C. Jeffords, Jr., Trustee, for and in consideration of the sum of ONE and 00/100 ($1.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby transfer and convey unto MATTIE KATHERINE PEARRE AND HUSBAND, WILBURN NEIL PEARRE, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances estate, title and interest thereto belonging, to the said MATTIE KATHERINE PEARRE AND HUSBAND, WILBURN NEIL PEARRE, their heirs and assigns, forever.

And I do covenant with the said Mattie Katherine Pearre and husband, Wilburn Neil Pearre, that I am lawfully seized and possessed of said land and have a good right to convey it.

And I, John C. Jeffords, Jr., Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to the said land only as to such title coming through or by me from the grantees herein, to the said MATTIE KATHERINE PEARRE AND HUSBAND, WILBURN NEIL PEARRE, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 24th day of July, 19 62

Katherine B Pearre
Katherine B. Pearre

Ruth B Corbin
Ruth B. Corbin

Ora Mae Poe
Ora Mae Poe

John C. Jeffords
John C. Jeffords, Trustee.

TENNESSEE TITLE COMPANY

PG 91