BK 3430

WARRANTY DEED

For and in consideration of the sum of FORTY-FIVE HUNDRED AND NO/100 - *DOLLARS*
cash in hand paid by Lee R. Sizemore and wife, Christine H. Sizemore, , the receipt of which is hereby acknowledged,

we, Lattie W. Wood and Marvin W. Sory *have bargained and sold, and by these presents do transfer and convey unto the said* Lee R. Sizemore and wife, Christine H. Sizemore, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*

Land in Davidson County, Tennessee, being Lot No. 2 and the westerly 1 foot of Lot No. 1 on the Plan of W. T. Woods Subdivision, of record in book 843, page 38, Register's Office for said County.

Said lot No. 2 and the westerly 1 foot of lot No. 1 front together 51 feet on the northerly side of Sharpe Avenue and extend back between parallel lines 155 feet to an alley.

Being the same property conveyed to Lattie W. Wood, James T. Riddle and Marvin W. Sory, by deed from James Martin and wife, of record in Book 3338, page 365, the interest of James T. Riddle having since been acquired by Marvin W. Sory, of record in Book 3342, page 148 , said Register's Office.

O.K. LB.H.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lee R. Sizemore and wife, Christine H. Sizemore, their *heirs and assigns, forever.*

And we *do covenant with the said* Lee R. Sizemore and wife, Christine H. Sizemore, *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 by 1962 taxes which have been pro-rated and assumed by the purchasers.

And we, Lattie W. Wood and Marvin W. Sory, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Lee R. Sizemore and wife, Christine H. Sizemore, their *heirs and assigns against the lawful claims of all persons, whomsoever.*

Witness our *hand* s *this* 17th *day of* August, *19*62, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Witness:

M. C. Wood

[illegible] Thompson

Lattie W. Wood

Marvin W. Sory

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Helen E. Whitfield *, a Notary Public in and for said County and State,* [illegible] Marvin W. Sory,

the within named 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* 20th *day of* August, *19*62

Helen E. Whitfield *Notary Public*

Commission expires April 24 1966

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