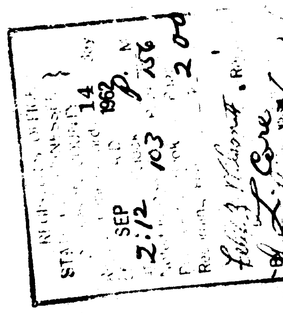
K 3433

14 21306

WARRANTY DEED

FROM
William Rufus Silver, et. ux.

TO
Frances Mai Silver
to her sole and separate estate.



Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

200

For and in Consideration of the sum of Ten and No/100### *DOLLARS*

together with other good, valuable and adequate consideration, the receipt of all of which is hereby acknowledged; and the joining in this instrument by Frances Mai Silver, as evidence that the said Frances Mai Silver does hereby assume and promise to pay all of the unpaid balances contemplated in and under an Installment Deed Note executed July 18, 1958 by William Rufus Silver and Frances Mai Silver - and joined in by the said William Rufus Silver for the purpose of creating in the real property herein conveyed, a sole and separate estate in the said Frances Mai Silver to the absolute exclusion of any further responsibility for subsequent installments or any degree of title to the real property herein conveyed by or in the said William Rufus Silver. The note herein referred to is further described as:

" A Joint Promissory Note • • • payable to the Order of Mai Litchford Shaw in said amount of $5,500.00 with interest at the rate of 6 per cent per annum from (that) date, same being payable at the rate of $50.86 on the 18th. day of each month after date commencing with the 18th. day of August, 1958, which payments include both principal and interest, said payments being credited first to interest on the unpaid balance and the remainder in reducing the principal, and said note providing for acceleration of payments not due in the event of default in payments of any monthly installment."

It is understood that the unpaid balance is approximately $4,187.14.

Therefore, we, William Rufus Silver and wife, Frances Mai Silver

have bargained and sold, and by these presents do transfer and convey unto the said FRANCES MAI SILVER,

to her sole and separate estate, her *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

"Land in the 13th. formerly the 23rd. Civil District of Davidson County, Tennessee, being the westerly 85 feet of the northerly 250 feet of Lot No. 13 on the Map showing subdivision of J. S. Spurlock's Lands, not of record, described according to a survey made by Earl Drake, County Surveyor, April 21, 1925, as follows:

"Beginning in the center of West Trinity Lane at the corner of Lots Nos. 12 and 13, being the northeast corner of the property conveyed to George Putman and wife from Fred B. Whisenhunt and wife, of record in Book 1449, Page 451, Register's Office for said County; thence with the line between said two lots, southerly 250 feet; thence easterly 85 feet; thence northerly 250 feet to the center of West Trinity Lane; thence with said Lane, westerly 85 feet to the beginning.

"Being part of the real property conveyed to Mai Litchford Shaw by deed from Doyle Call and wife, dated February 27th., 1952, Files February 28th., 1952, and recorded in Book 2037, Page 472, said Register's Office."

Being the same real property conveyed to William Rufus Silver and wife, by deed from Mai Litchford Shaw dated July 18, 1958, filed July 22, 1958 and recorded in Book 2797, Page 386, said Register's Office.

"The above property is conveyed subject to an easement for right-of-way of West Trinity Lane lying within boundaries of said premises as more particularly described in right-of-way agreement of record in Book 1637, Page 34, said Register's Office."

G 407