K 3437

WARRANTY DEED — J ATTORNEYS 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 a seperate estate in Gladys Meadows Beck

We, Albert J. Beck and wife, Gladys Meadows Beck

have bargained and sold, and by these presents do hereby transfer and convey unto Ruby B. Meadows, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being the westerly half of Lot No. 221 on the Belmont Land Company's Plan of Lots called "Belmont Heights", as of record in Book 421, page 34, Register's Office for said County,

Said part of said Lot No. 221 fronts 50 feet on the southerly side of Beechwood Avenue and runs back between parallel lines 175 feet to an alley.

Being the same property conveyed to Albert J. Beck and wife, Gladys Meadows Beck, by deed from Harry Gordon and wife, Gladys Gordon, of record in Book 3224, page 619, Register's Office for Davidson County, Tennessee.

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

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

And we, Albert J. Beck and wife, Gladys Meadows Beck do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Ruby B. Meadows, Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said Ruby B. Meadows, 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 Gladys Meadows Beck, to her sole and seperate use, free from the marital rights of any present or future husband,

her 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 Gladys Meadows Beck her heirs and assigns, forever.

And I do covenant with the said Gladys Meadows Beck, that I am lawfully seized and possessed of said land and have a good right to convey it.

And I, Ruby B. Meadows, 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 Gladys Meadows Beck, her heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 16th day of October, 19 62.

Albert J. Beck
Mrs. Gladys Meadows Beck
Ruby B. Meadows
Trustee.

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