K 3463

TENNESSEE TITLE COMPANY

WARRANTY DEED FORM 1002 Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00
TEN AND NO/100---------- DOLLARS

Cash in hand paid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged,

REALTY BROKERAGE, INC.,

has does
~~have~~ bargained and sold, and by these presents ~~do~~ transfer and convey unto the said
ERNEST C. SMITH AND WIFE, DELORIS C. SMITH
their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Being part of Lots ~~Nos.~~ 21 and 22 on the Map of Hanner's Subdivision as of record in Book 2, page 43, Chancery Court at Nashville, described as follows: BEGINNING in the ~~north~~ margin of Shelby Avenue, at an iron pin located 50 feet east of the easterly margin of a 16-foot alley; thence with said Avenue, east 50 feet to an iron pin; thence North 132.9 feet more or less to an iron pin in the south margin of a 12-foot alley; this point being 102.3 feet west of the west margin of South 11th Street; thence along the margin of said alley, North 87° 15' West 51.1 feet to an iron pin, said iron pin being located 51.1 feet east of the east margin of a 16-foot alley; thence South 129.2 feet more or less to the point of beginning.
Being part of the property conveyed to Realty Brokerage, Inc., by deed from The Nashville Housing Authority, as of record in Book 3407, page 377, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said ERNEST C. SMITH AND WIFE, DELORIS C. SMITH
their heirs and assigns, forever.

And the grantor does ~~/~~ ~~do~~ covenant with the said grantees herein,
that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And the grantor herein, does
successors
~~do~~ further covenant and bind itself, its / ~~his~~ and representatives, to warrant and forever defend the title to the said land to the said grantees herein
their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, REALTY BROKERAGE, INC., has caused this instrument to be ~~Witness~~ executed by its duly authorized officer on this the 19th day of November, 1962.

REALTY BROKERAGE, INC.,
By: Ollie T. Frith
Ollie T. Frith, Vice President

STATE OF TENNESSEE }
DAVIDSON COUNTY }

Personally appeared before me, X, a Notary Public in and for said County and State, the within named X, the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at X, Tennessee, this X day of X, 19

Commission expires X Notary Public

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