K 3463

For and in consideration of the sum of [illegible] DOLLARS and other valuable consideration, receipt of all of which is hereby acknowledged, I, John Waskanin and wife, Chloe D. Waskanin

have bargained and sold, and by these presents do transfer and convey unto the said Dorothy Payne

her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

[illegible] the North West of the City of Nashville, Davidson County, Tennessee, being the easterly one-half of Lot No. 20 on the plan of Sunset Park, as of record in Book 312, Page 132, Register's Office for said County.

Said part of lot No. 20 fronts 50 feet on the southerly side of Sunset Drive, formerly Turner Avenue, and runs back between parallel lines 200.5 feet to a dead line.

Being the same real property conveyed to John Waskanin and wife, Chloe D. Waskanin, by deed from Ella Ellison Hunter, dated September 9, 1901, filed September 11, 1901, and recorded in Book 3220, Page 401, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Dorothy Payne

her heirs and assigns, forever.

And we do covenant with the said Dorothy Payne

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.

And we, John Waskanin and wife, Chloe D. Waskanin

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Dorothy Payne

her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand this 20 day of November, 1902, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

John Waskanin

Chloe D. Waskanin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the UNDERSIGNED, a Notary Public in and for said County and State, John Waskanin and wife, Chloe D. Waskanin

the within named bargainors, 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 20 day of November, 1902.

Commission expires October 24, 1904. Notary Public

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

WARRANTY DEED

FROM

John Waskanin, etux

TO

Dorothy Payne

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 21 day of NOV A.D. 1902 at 12:13 o'clock P.M.
Noted in Book 12 Page 247
Recorded in Book [illegible] Page [illegible]
Recording Fee $2.35
Felix G. McDonald, Register
By [illegible] Deputy Reg.

Compliments of
Guaranty Title Company
A Division of
Title Insurance Company
[illegible]rican Trust Building
[illegible]. Cor. Third & Union

DOCUMENTARY 5 CENTS
DOCUMENTARY 10 CENTS
DOCUMENTARY 10 CENTS

PG 243