K 3498

Assessed 4,100 ⁰⁰

WARRANTY DEED | 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 in Albert D. Sandidge and wife, Lelia Sandidge, tenants by the entiret

We, I, Lelia Sandidge,

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

Being Lot No. 119 on the Map of Craig's Subdivision of the Crownover Property, as of record in Book 894, pages 640 and 641, Register's Office for said County.

Said Lot No. 119 fronts 50 feet on the easterly side of Craig Street and runs back between parallel lines 140 feet to a dead line.

Being the same property conveyed to Lelia Sandidge by deed from Dewey W. Pedigo, Trustee, of record in Book 3459, page 583, Register's Office, 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 Dewey W. Pedigo, Trustee, that we are lawfully seized and possessed of said land in fee simple, and have a good right to convey it.

And ~~we~~ I, Lelia Sandidge, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Dewey W. Pedigo, Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said Dewey W. Pedigo, 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 Albert D. Sandidge and wife, Lelia Sandidge,

their 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 Albert D. Sandidge and wife, Lelia Sandidge, their heirs and assigns, forever.

And I do covenant with the said Albert D. Sandidge and wife, Lelia Sandidge that I Dewey W. Pedigo am lawfully seized and possessed of said land and have a good right to convey it.

And I, Dewey W. Pedigo, 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 Albert D. Sandidge and wife, Lelia Sandidge, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 4th day of January, 1963.

Lelia Sandidge

Dewey W. Pedigo, Trustee.

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