K 3573

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $10.00

Ten and 00/100 DOLLARS

cash and other valuable consideration from John Sullivan, a widower

STATE TAX $ .30
PROBATE .50
TOTAL $ .80

JUN 20 1963
R. E. WERRALL
COUNTY COURT CLERK
DAVIDSON COUNTY

have bargained and sold, and by these presents do transfer and convey unto the said Austin G. Swett and wife, Jacqueline N. Swett, their

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

Land in Davidson County, Tennessee, being Lots Nos. 3 and 4, Block 2, on the Plan of Fisk University Place, as of record in Book 421, pages 4 and 5, Register's Office for said County.
Said lots adjoin and front together 50 feet on the west side of 32nd Avenue North and run back between parallel lines, 150 feet to an alley.
Said property is unimproved and known as 813-32nd Avenue, North, Nashville, Tennessee.
Being the same property conveyed to John Sullivan and wife, Mary Sullivan by deed from Lottye D. Coleman, as of record in Book 1510, page 581, said Register's Office, the said Mary Sullivan having since died.

1963 Taxes assumed by Grantees.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 18th day of June, 1963

John Sullivan

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Robert Martin, a Notary Public in and for said County and State, the within named John Sullivan, a widower

the bargainer, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 18th day of June, 1963

My Commission expires Jan. 30, 1966

Robert Martin
Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed

FROM JOHN SULLIVAN (a widower)

To AUSTIN G. SWETT, ET UX

STATE OF TENNESSEE, DAVIDSON COUNTY
REGISTER'S OFFICE
Received for record 20 JUN A.D. 1963
at 12:15 o'clock P.M.
Recorded in Book 1615 Page 674
Recording Fee $2.00
R. E. Werrall Register

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

Zone Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia

69357

2.75

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