BK 3647

For and in consideration of the sum of Five Hundred ($500.00) and no/100-------- *DOLLARS*

cash in hand paid by Ruth Carlettie Hickman, receipt whereof is hereby acknowledged,

I, Vester Hickman,
have bargained and sold, and by these presents do transfer and convey unto the said Ruth Carlettie Hickman, her
heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

My undivided one-half interest in and to the following described property:
Lot No. 1424 of Block 22, on the Map of West Nashville, Plan No. 2, as of record in Book 57, Page 172, Register's Office for said County.
Said lot fronts 35 feet on the south side of Louisiana Avenue and runs back between parallel lines along the east margin of 56th Avenue North 150 feet to an alley.
This property is improved and is known as 5513 Louisiana Avenue, being the same property conveyed to Vester Hickman and Ruby Reynolds by deed of Jennie Lusky, as of record in Book 1577, page 231, 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 Ruth Carlettie Hickman, her *heirs and assigns, forever.*

And I *do covenant with the said* Ruth Carlettie Hickman, *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except as to* unpaid taxes which are assumed by grantee.

And I, the said Vester Hickman, *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Ruth Carlettie Hickman, her *heirs and assigns against the lawful claims of all persons, whomsoever.*

Witness my *hand this* 2nd *day of* November, *19* 63, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Vester Hickman

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, [illegible], *a Notary Public in and for said County and State,* Vester Hickman,

the within named bargainor, 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* 13th *day of* November, *19* 63

[illegible]
Notary Public

Commission expires 11-5-1967

97895

WARRANTY DEED
FROM VESTER HICKMAN TO RUTH CARLETTIE HICKMAN,

STATE OF TENNESSEE, DAVIDSON COUNTY
Received for record this 13th day of Nov. A.D. 1963 at 2:20 P.M.
Noted in Book 2227, Page 221
Recording Fee $ 2.50
Witness my hand, Register
Deputy Reg.

Compliments of
Guaranty Title Company
A Division of
Guaranty Title Insurance Company
Cor. Third & Union
NASHVILLE, TENNESSEE

PG 531