BK 3678

WARRANTY DEED

For and in consideration of the sum of TEN and no/100 ($10.00) ---------- DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of all of which are hereby acknowledged,

I, Chloe Myrtle Young Pinson *have bargained and sold, and by these presents do transfer and convey unto the said* Evelyn Young Cobin and Trella Young Cunningham in fee simple, reserving ~~[illegible]~~ Pinson, to the grantor, Chloe Myrtle Young, the right of use, possession and occupancy for and during her life, a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being lot No. 3 on the Revised Plan of Sharpe and Horn's Fifth Addition to Nashville, as of record in Book 332, page 70, Register's Office for said County.
Said lot No. 3, fronts 100 feet on the northerly side of Greenwood Avenue and runs back between parallel lines 181.7 feet to an alley.
Being the same real property conveyed to Henry O. Young and wife, C. Myrtle Young, by deed from C. B. Greene and wife, dated March 19, 1941, filed March 24, 1941, and recorded in book 1179, page 268, said Register's Office, and the interest of Henry Olice Young was vested in Chloe Myrtle Young by decree entered in Minute Book 67, page 179, Second Circuit Court in the cause of Chloe Myrtle Young vs. Henry Olice Young.

* C. Myrtle Young, Chloe Myrtle Young and Chloe Myrtle Young Pinson being one and the same person.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Evelyn Young Cobin and Trella Young Cunningham their *heirs and assigns, forever.*

And I *do covenant with the said* Evelyn Young Cobin and Trella Young Cunningham *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 for my life estate herein retained.

And I, Chloe Myrtle Young Pinson *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Evelyn Young Cobin and Trella Young Cunningham, their *heirs and assigns against the lawful claims of all persons, whomsoever. Witness* my *hand, this* 12th *day of* February, 19 64, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

[redacted]

Chloe Myrtle Young Pinson
Chloe Myrtle Young Pinson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jean Anderson, *a Notary Public in and for said County and State,* Chloe Myrtle Young Pinson

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *this* 12th *day of* February, 1964.

Jean Anderson
Notary Public

JEAN ANDERSON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires 7-24-66

PG 335