BK 3702

WARRANTY DEED

For and in consideration of the sum of $10.00 ----------
----------TEN AND NO/100---------- *DOLLARS*

Cash paid by Martha Jane Harris, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the above said, Martha Jane Harris, of the unpaid principal balance of a note in the original amount of $15,000.00, dated July 31, 1962, filed August 15, 1962 and recorded in book 3442, page 363, RODC, Tennessee, to secure the payment to First Federal Savings & Loan Association of Nashville,

We, Edward O. Pitts and wife, Frances A. Pitts
have bargained and sold, and by these presents do transfer and convey unto the said
Martha Jane Harris, unmarried

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

Land in Davidson County, Tennessee, being Lot No. 134 on the Plan of Haileywood Estates, Section VII, of record in Book 2330, page 104, Register's Office for said County.

Said Lot No. 134 fronts 126 feet on the east side of Regent Drive and extends back 196.7 feet on the north line and 157 feet on the south line to a dead line in the rear on which it measures 127 feet.

Being the same property conveyed to Edward D. Pitts and wife, Frances A. Pitts, by deed from W. Paul Stubbs, et al, dated July 31, 1962, filed August 15, 1962, and recorded in book 3429, page 165, Register's Office of said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Martha Jane Harris
her *heirs and assigns, forever.*

And We *do covenant with the said* Martha Jane Harris
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,* except as stated herein.

And We, Edward D. Pitts and wife, Frances A. Pitts
do further covenant and bind ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Martha Jane Harris
her *heirs and assigns against the lawful claims of all persons, whomsoever. Witness* our *hand* s *this* 3rd *day of* March, *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.*

X Edward D. Pitts
Edward D. Pitts
X Frances A. Pitts
Frances A. Pitts

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, O. Kenneth Benning, *a Notary Public in and for said County and State,* Edward D. Pitts and wife, Frances A. Pitts

the within named bargainor S, 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 3rd *day of* March, *19* 64

O. Kenneth Benning *Notary Public*

My Commission Expires Oct 30, 1965

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