BK 3709

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 an estate in fee simple in Mrs. Stella Pope

We, Mrs. Stella Pope and Charley Pope

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

Situated in Davidson County, Tennessee, and described as follows;

Being the south 25 feet of Lot No. 16 on the Plan of Shields, Davis, Sharp and Horn's Addition, as of record in Book 57, page 86, Register's Office for Davidson County, Tennessee, and more particularly described according to a survey made by Harvey Gee, Surveyor, dated May 7th, 1952, as follows:

Said part of said Lot No. 16 fronts 25 feet on the westerly side of North 2nd, formerly Harris Street, and runs back between parallel lines 145 feet, more or less, to an alley.

Being the same property conveyed to Mrs. Stella Pope and Charley Pope, by deed from Andrew Howard and wife, Ruby West Howard, of record in Book 3221, page 154, Register's Office for 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 J. J. Foley, Jr., Trustee, that we are lawfully seized and possessed of said land in fee simple, and have a good right to convey it.

And we, Mrs. Stella Pope and Charley Pope do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said J. J. Foley, Jr., Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said J. J. Foley, Jr., 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 Mrs. Stella Pope, her 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 Mrs. Stella Pope, her heirs and assigns, forever.

And I do covenant with the said Mrs. Stella Pope, that I am lawfully seized and possessed of said land and have a good right to convey it.

And I, J. J. Foley, Jr., 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 Mrs. Stella Pope, her heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 20th day of April, 19 64.

Stella Pope

Charley Pope

J. J. Foley, Jr. Trustee.

Trustee.

PG 89