K 3764

Instrument No. AC 59537

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by Mildred Sawyer, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, EDGAR SAWYER, have this day bargained and sold, and by these presents do hereby transfer and convey unto MILDRED SAWYER all of my right, title and interest in and to the following described land in Davidson County, Tennessee, to-wit:

"Land in Davidson County, Tennessee, being Lot No. 9 on the Map of J. G. Grissim's Grand Avenue Addition, of record in Book 974, page 35, Register's Office for said County.

"Said Lot No. 9 fronts 50 feet on the westerly side of Bailey Avenue (formerly Remmel Street) and runs back between parallel lines 150 feet to a dead line.

"Being the same property described in a deed dated July 11, 1956, from Stanley T. Cioccia and wife, Madge Cioccia, to Edgar Sawyer and wife, Mildred Sawyer, which deed is recorded in Book 2546, page 269, Register's Office for Davidson County, Tenn."

(The above described property is conveyed subject to a sewer easement as set out in Book 999, page 604, Register's Office for Davidson County, Tennessee.)

TO HAVE AND TO HOLD the said tract or parcel of land unto the said MILDRED SAWYER, her heirs and assigns, forever. And I covenant with the said Mildred Sawyer that I am lawfully seized and possessed of said tract or parcel of land; have a good and lawful right to sell and convey same; and that I will warrant and defend the title thereto against the lawful claims of all persons whomsoever.

WITNESS my signature, this the 26th day of August, 1960.

Edgar Sawyer

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