BK 3769

WARRANTY DEED

For and in consideration of the sum of TWELVE THOUSAND AND NO/100 ($12,000.00) *DOLLARS*

cash in hand paid, the receipt of which is hereby acknowledged, I, Myrtle R. Lilley, unmarried,

have bargained and sold, and by these presents do transfer and convey unto the said Jess Elvis Hicks and wife, Pauline B. Hicks, their *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 Lots Nos. 6, 7, and 8 of Block "C" on the Plan of Eastwood Addition, as of record in book 332, page 63, Register's Office of said County.

Said Lots Nos. 6, 7, and 8 front together 150 feet on the southerly side of Seymour Avenue and extend back between parallel lines with the westerly margin of Laurent Street 150 feet to an alley.

Said Lot No. 6 was devised to Myrtle R. Lilley by will of C. V. Lilley, deceased, of record in Will Book 49, page 494, County Court for said County; and said lots Nos. 7 and 8 of premises were conveyed to Myrtle R. Lilley by deeds from C. F. Sharpe and wife, dated October 9, 1912, filed October 12, 1912, and recorded in book 432, page 14, and from C. V. Lilley, dated March ___, 1920, filed March 11, 1920 and recorded in book 542, page 532, said Register's Office.

This property is improved and known as 950 Seymour Avenue, Nashville, Tennessee.

Approved as to form: Hanks, Houghton & Stitt, Atty

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jess Elvis Hicks and wife, Pauline B. Hicks, their *heirs and assigns, forever.*

And I *do covenant with the said* Jess Elvis Hicks and wife, Pauline B. Hicks *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 1964 taxes which have been prorated and assumed by the grantee.

And I, Myrtle R. Lilley *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Jess Elvis Hicks and wife, Pauline B. Hicks, their *heirs and assigns against the lawful claims of all persons, whomsoever. Witness* my *hand this* 18th *day of* June, 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.*

Myrtle R. Lilley
MYRTLE R. LILLEY

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Janier M. Kerr, *a Notary Public in and for said County and State,* Myrtle R. Lilley

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, *Tennessee, this* 18th *day of* June, 19 64

JANIER M. KERR NOTARY PUBLIC DAVIDSON COUNTY

Janier M. Kerr *Notary Public*

Commission expires 10/24/67

PG 129