# WARRANTY DEED

BOOK 3871 PAGE 241

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO | MAP-PARCEL NUMBERS |
|---|---|---|
| | William Marvin Carr | W16-17155 |
| (NAME) | (NAME) | |
| | 908 Benton Avenue | Map 105-9 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Par. 399 |
| | Nashville, Tennessee | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*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 which is hereby acknowledged,

I, Edna W. Denis,

*have bargained and sold, and by these presents do transfer and convey unto the said* William Marvin Carr and wife, Eula Mae Carr, as tenants by the entirety, and their daughter, Betty Jo Carr, as tenant in common with her mother and father, or the survivor of either of them, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in Davidson County, Tennessee, being the westerly part of Lot No. 45 on the Waverly Land Company's Plan of Lots, as of record in Book 57, page 95, Register's Office for said County, described as follows:

BEGINNING on the northerly margin of Benton, formerly Arthington Street, at the corner of Lots Nos. 44 and 45; thence with said Street eastwardly 75 feet to the southwest corner of the property conveyed to Lewis E. Hall and wife, by deed from J. H. Hackney and wife, as of record in Book 1725, page 462, said Register's Office; thence with Hall's westerly line northwardly to the southwesterly margin of Elliott, formerly Kirkman Avenue, said point being at all points 75 feet east at right angles from the line between Lots Nos. 44 and 45 on said plan; thence with said Avenue northwestwardly to the southerly margin of an alley; thence with said alley westwardly to the line between said Lots Nos. 44 and 45; thence with the line between said two lots southwardly 250 feet to the beginning.

Being the same property conveyed to Edna W. Denis as her sole and separate estate, by deed from Robert C. Forsythe and wife, as of record in Book 1309, page 687, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 908 Benton Avenue, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

*To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said* William Marvin Carr and wife, Eula Mae Carr, as tenants by the entirety, and their daughter, Betty Jo Carr, as tenant in common with her mother and father or the survivor of either of them, *their heirs and assigns, forever.*

*And* I *do covenant with the said* Grantees, *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.*

*And* I, Edna W. Denis, *do further covenant and bind* myself/my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Grantees, their *heirs and assigns against the lawful claims of all persons whomsoever.*

*Witness* my *hand this* 9 *day of* March, *19* 65, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

*STATE OF TENNESSEE*
*COUNTY OF DAVIDSON*

*Personally appeared before me,* L. W. Carney *, a Notary Public in and for said County and State, the within named* Edna W. Denis,

*the 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* 9 *day of* March *, 19* 65 .

L. W. Carney *, Notary Public.*

*Commission Expires* February 16, 1969 .

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*STATE OF* .....
*COUNTY OF* .....

*Personally appeared before me,* ..... *, a Notary Public in and for said County and State, the within named* .....

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

*Witness my hand and official seal at* ..... *, this* .....
*day of* ..... *, 19* .....

..... *, Notary Public.*

*Commission Expires* .....

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*STATE OF TENNESSEE*
*COUNTY OF DAVIDSON*

*Before me,* ..... *, a Notary Public of the State and County aforesaid, personally appeared* ..... *, with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ..... *, the within named bargainor, a corporation, and that* ..... *he as such* ..... *, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

*Witness my hand and seal, at office in* ..... *, this* ..... *day of* ..... *, 19* .....

..... .....
*Notary Public*

*Commission Expires* .....

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STATE TAX $ 1.25
PROBATE .50
TOTAL $ 1.75

MAR 18 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID MAR 18 1965

9.75
1.25
2.00

83.50

# WARRANTY DEED

FROM

EDNA W. DENIS

TO

WILLIAM MARVIN CARR, et ux, et al

Please mail to Nixon-Kent Company 2535 Franklin Road, Nashville, Tennessee

73043

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAR 18 10 23 AM '65

NOTE: ... PAGE 327
RECORDING FEE $ 2.00
DEP. REG. ...