Jay Bills - Same

Buyer
Ella Mai Atkisson & Mary A. Reeves
1135 Eastdale Ave
Nash - Tenn

61-12
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pd

BOOK 5114 PAGE 510

THIS INSTRUMENT PREPARED BY DOUGLAS THOMPSON BATES III, ATTORNEY AT LAW, P. O. BOX 1, CENTERVILLE, TN. 37033.

THIS INDENTURE MADE AND ENTERED INTO THIS 20th day of September, 1976, by and between ELLA MAI ATKISSON, a citizen and resident of 1135 Eastdale Avenue, Nashville, Tennessee 37216, party of the first part hereinafter called Grantor, and ELLA MAI ATKISSON, citizen and resident aforesaid, and MARY A. REEVES, 108 Bay Drive, Hendersonville, Tennessee 37075, parties of the second part hereinafter called Grantees, WITNESSETH:

For and in consideration of the sum of ONE ($1.00)DOLLAR cash in hand paid, and love and affection, receipt whereof is hereby acknowledged, the Grantor has this day bargained and sold and by these presents does transfer and convey unto the Grantees, and the survivor of the Grantees and the heirs and assigns of the survivor of the Grantees (that is, it being the intention of the parties hereto to create a joint life estate in the Grantees in the real estate hereinafter described, with the remainder in fee simple absolute in the whole of said real estate in the Grantee who survives the other) the following described tract or parcel of land, situated in Davidson County, Tennessee, and more particularly bounded and described as follows, to-wit:

Being Lot No. 140 on the map of Eastdale Place, as of record in Book 547, pages 29, 30, R.O. D.C., Tennessee. Said Lot No. 140 fronts 80 ft. on the northerly side of Eastdale Avenue and runs back 251.4 ft. on the east line and 231.6 ft. on the west line to a dead line and shows 82.4 ft. on said dead line.

Being the same property conveyed to F. T. Atkisson and wife, Ella Mai Atkisson by deed from Commerce Union Bank, Trustee, recorded in Book 816, page 204, said Register's office.

The same property passing to Ella Mai Atkisson as surviving tenant by the entirety upon the death of F. T. Atkisson in 1963.

TO HAVE AND TO HOLD said real estate unto the Grantees, and the survivor of them and the heirs and assigns of the survivor of them forever in fee simple absolute, as set forth hereinabove in the granting clause, together with all and singular tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

The Grantor, for herself, her heirs and personal representatives, covenants and agrees with the Grantees, their heirs and assigns, that she is well and truly seized and possessed of said real estate, has a good and perfect right to convey the same, and that said real estate is unencumbered.

The Grantor, as aforesaid, further covenants and agrees with the Grantees, as aforesaid, to forever WARRANT AND DEFEND the title to said real estate unto the Grantees, their heirs and assigns, against the lawful claims of all persons WHOMSOEVER.

IN WITNESS WHEREOF, the Grantor has hereunto set her hand and signature on the day and date first above written.

Ella Mai Atkisson
ELLA MAI ATKISSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 8000.00

Ella Mai Atkisson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF Feb 1977

Deputy Register

D 8 9 1 1 4

IDENTIF. REFERENCE

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FEB 11 2 25 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE]
]SS.
COUNTY OF HICKMAN]

Personally appeared before me, Jessie J. Hickman a Notary Public in and for said County and State aforesaid, ELLA MAI ATKISSON, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the foregoing deed of conveyance for the uses and purposes therein set forth and contained.

Witness my hand and notarial seal, at office at Centerville, Tennessee, this 30th day of September, 1976.

JESSIE J. HICKMAN NOTARY PUBLIC HICKMAN COUNTY, TENN.

Jessie J. Hickman
NOTARY PUBLIC

MY COMMISSION EXPIRES May 4, 1980.

FEB 11 [illegible] CONV *[illegible]
FEB 11 [illegible] S'TAX B* 20.[illegible]
FEB 11 [illegible] PR'FEE B* .5[illegible]
FEB 11 [illegible] W'DEED B* 6.[illegible] * 27.30