K 1495

WARRANTY DEED — Published by Tennessee Title Company

For and in consideration of the sum of $ $3,650.00

Three Thousand Six Hundred Fifty and no/100 - - - - - DOLLARS

Cash in hand paid, by D. F. Heavener and wife, Martha J. Heavener, the receipt of whish is hereby acknowledged,

we, Ennis C. Coleman and wife, Nona Lee Coleman have bargained and sold, and by these presents do transfer and convey unto the said D. F. Heavener and wife, Martha J. Heavener their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

A tract of land in the 12th, formerly 19th, Civil District of Davidson County, Tennessee being known as Tract No. 5 on the Map of the Subdivision of the Ennis C. Coleman 51.56 acre tract, and described according to a copy of a survey thereof made by Z. J. Wilkinson, Surveyor, April 23, 1947, as follows:

Beginning at a point in the center line of Graycroft Avenue at the corner of Lots Nos. 4 and 5; thence with the line between said lots south 17 degrees 45 minutes west 671 feet to an iron pin in a branch; thence crossing said branch south 3 degrees west 100 feet to a stake in a fence line; thence north 86 degrees west along said fence 417.4 feet to a stake at the southeast corner of the tract marked "E. Coleman"; thence north 8 degrees 30 minutes east 739 feet to the center line of Graycroft Avenue; thence with the center line of the same South 85 degrees 30 minutes east 515 feet to the point of beginning, containing 7.874 acres, more or less.

Being part of the property conveyed to Ennis C. Coleman and wife, Nona Lee Coleman, by deed from Hartsy J. Allen and wife, of record in Book 1304, page 320, Register's Office for said County.

[redacted]

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said D. F. Heavener and wife, Martha J. Heavener their heirs and assigns, forever.

And we do covenant with the said D. F. Heavener and wife, Martha J. Heavener that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered. except for 1947 taxes whish have been prorated and assumed by the grantee.

And we, Ennis C. Coleman and wife, Nona Lee Coleman do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said D. F. Heavener and wife, Martha J. Heavener their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands 2nd day of July, 1947

Ennis C. Coleman

Nona Lee Coleman

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Dorris Craighead, a Notary Public in and for said County And State, the within named Ennis C. Coleman and wife, Nona Lee Coleman

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 2nd day of July, 1947

Commission expires April 5, 1950

Dorris Craighead
Notary Public

G 227