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BOOK 1518 PAGE 387

WARRANTY DEED — Published by Tennessee Title Company

For and in consideration of the sum of $550.00
FIVE HUNDRED, FIFTY and 00/100 DOLLARS

cash in hand paid by Hayden Johnston and wife Clara O.Johnston, receipt of which is hereby acknowledged.

We, Oscar Bainbridge and wife Minnie Bainbridge

have bargained and sold, and by these presents do transfer and convey unto the said Hayden Johnston and wife Clara O.Johnston

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being lot number 82 on the Plan of Section 1, Joywood Heights, of record in Book 1130, page 91, of the Register's Office for Davidson County, Tennessee.

Said lot number 82 fronts sixty (60) feet on the northerly side of Wesley Avenue and runs back between parallel lines 160 feet to a dead line.

Being the same property conveyed to Oscar Bainbridge and wife Minnie Bainbridge by deed from Allen Dobson and wife of record in Book 1422 page 399 of the Register's Office for Davidson County, Tennessee.

Said land is conveyed subject to the restrictive covenants contained in an instrument executed by Allen Dobson of record in Book 1373, page 98 of the Register's Office for Davidson County, Tennessee.

Easement for public utility purposes as shown on plan in Book 1130, Page 91 of the Register's Office for Davidson County, Tennessee.

Taxes for the year 1947 prorated as of date of deed and assumed by purchasers.
One free water tap furnished with the above described lot number 82.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Hayden Johnston and wife Clara O.Johnston their heirs and assigns, forever.

And we do covenant with the said Hayden Johnston and wife Clara O.Johnston 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.

And we, Oscar Bainbridge and wife Minnie Bainbridge do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Hayden Johnston and wife Clara O.Johnston their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 10th day of September, 1947

Oscar Bainbridge

Minnie Bainbridge

STATE OF TENNESSEE
Davidson County

Personally appeared before me, A. H. McTee, a Notary Public in and for said County and State, the within named Oscar Bainbridge and wife Minnie Bainbridge

NOTARY PUBLIC DAVIDSON COUNTY

the bargainor, 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 11th day of September, 1947

Commission expires April 3-1948

A. H. McTee
Notary Public

G 387