K 1556

WARRANTY DEED — Published by Tennessee Title Company

For and in consideration of the sum of $ SIX THOUSAND AND NO/100 ---------- ($6,000.00) ---------- DOLLARS of which $630.68 has been paid in cash, the receipt of which is hereby acknowledged, and for the balance, namely $5,369.32, the purchaser hereby assumes and agrees to pay the unpaid balance of the mortgage executed by Joseph Edward Vining and wife, Leona Krantz Vining, to Albert H. Thomas, Trustee, of record in Book 1366, Page 224, Register's Office for Davidson County, Tennessee, we

JOSEPH EDWARD VINING AND WIFE,
LEONA KRANTZ VINING

have bargained and sold, and by these presents do transfer and convey unto the said BERT TIDWELL AND WIFE, LOIS V. TIDWELL their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

[redacted]

Land in Davidson County, Tennessee, being the westerly 100 feet of the easterly 210 feet of the southerly 150 feet of Block 18 on the Map of Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, as of record in Book 421, Page 18, Register's Office for said County.

Said part of Block 18 fronts 100 feet on the northerly side of Idaho, formerly Fifth, Avenue, and runs back between parallel lines, parallel with and 110 feet west of the westerly margin of 50th Avenue North, formerly 9th Street, 150 feet to an alley.

Being the same property conveyed to Joseph Edward Vining and wife, Leona Krantz Vining, by deed from Bert Tidwell and wife, of record in Book 1383, Page 689, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said BERT TIDWELL AND WIFE, LOIS V. TIDWELL, their heirs and assigns, forever.

And we do covenant with the said BERT TIDWELL AND WIFE, LOIS V. TIDWELL, 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 as appears of (record.

And we, JOSEPH EDWARD VINING AND WIFE, LEONA KRANTZ VINING, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said BERT TIDWELL AND WIFE, LOIS V. TIDWELL, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 1st day of JANUARY, 1948.

x Joseph Edward Vining
Leona Krantz Vining

STATE OF TENNESSEE
Davidson County

Personally appeared before me, A. M. TENISON, a Notary Public in and for said County and State, the within named JOSEPH EDWARD VINING AND LEONA KRANTZ VINING ---------- one of the bargainor s, 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 3rd day of JANUARY, 1948.

Commission expires: April 5th, 1949.

A. M. Tenison
Notary Public

G 501