K 1557

WARRANTY DEED Form 1002 **Published by Tennessee Title Company**

For and in consideration of the sum of $ five No/100 **DOLLARS**

cash in hand paid by Frank C. Roquet and wife, Margaret T. Roquet, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, we, W. M. Price and wife, Loraine Price,



have bargained and sold, and by these presents do transfer and convey unto the said Frank C. Roquet and wife, Margaret T. Roquet, 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 Lot No. 5 of Block "H", on the Map of Woodmont Lane Homesites, of record in Book 1130, page 13, Register's Office for said County.
Said Lot No. 5 fronts 80 feet on the northeasterly margin of Woodmont Lane, as measured around a slight curve, and runs back between lines, 168 feet on the easterly line and 228.9 feet on the westerly line, to a dead line in the rear, measuring 220 feet thereon.
Being the same property conveyed to W. M. Price and wife, Loraine Price, by deed from Betty Anderson Blackwood, of record in Book 1555, page 13, said Register's Office.
Restrictions of record in Book 1049, page 546, and in Book 1113, page 230, Register's Office.
Water contract as set out in instrument of record in Book 1071, page 420, 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 Frank C. Roquet and wife, Margaret T. Roquet, their heirs and assigns, forever.

And we **do covenant with the said** Frank C. Roquet and wife, Margaret T. Roquet, 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 the taxes for the year 1948 which have been pro rated and assumed by the grantees herein.
And we, W. M. Price and wife, Loraine Price, **do further covenant and bind** ourselves, our heirs and representatives, to warrant and forever **defend the title to the said land to the said** Frank C. Roquet and wife, Margaret T. Roquet, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our **hands** **this** 19th **day of** January, 1948.

W. M. Price
Loraine Price

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named W. M. Price and wife, Loraine Price,

the bargainor S, 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 19th day of January, 1948.

Commission expires [illegible]

Notary Public

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