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WARRANTY DEED — Published by Tennessee Title Company

For and in consideration of the sum of $ Four Hundred Thirty-Six ---------- ($436.00) ---------- DOLLARS paid in cash by Ralph W. Merrill and his wife Annie Louise Merrill, the receipt of which is hereby acknowledged, who assume and agree to pay the unpaid balance due on a mortgage executed by Richland Homes, Inc., to Herschel Greer, Trustee, as of record in Book 574, Page 41, R. O. D. C. Tennessee, and the unpaid Balance due on another mortgage executed by Walter Schields and his wife Dorothy B. Schields to Herschel Greer, Trustee, as of record in Book 576, Page 632, R.O.D.C., Tennessee, Walter Schields and his wife Dorothy B. Schields,

have bargained and sold, and by these presents do transfer and convey unto the said Ralph W. Merrill and his wife Annie Louise Merrill, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 4 of Block "E" on the Map of Crolywood Subdivision, Section Two, of record in Book 1130, Page 100, Register's Office for said County.
Said Lot No. 4 fronts 60 feet on the northerly side of Columbia Avenue and runs back between parallel lines 150 feet to a dead line.
Being part of property conveyed to Richland Homes, Inc., by deed from Evans and Morris, Inc., of record in Book 1152, page 215, said Register's Office.

[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 Ralph W. Merrill and his wife Annie Louise Merrill, their heirs and assigns, forever.

And we do covenant with the said Ralph W. Merrill and his wife Annie Louise Merrill 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 two mortgages set forth above.

And we, Walter Schields and his wife Dorothy B. Schields do further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said Ralph W. Merrill and his wife Annie Louise Merrill, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 24th day of January, 1948.

Walter Schields
Dorothy B. Schields

STATE OF TENNESSEE
Davidson County

Personally appeared before me, F. R. Pegram, a Notary Public in and for said County and State, the within named Walter Schields and his wife Dorothy B. Schields

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 24th day of January, 1948.

Commission expires April 4th 1948

F. R. Pegram
Notary Public

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