K 1585

WARRANTY DEED | Form 1001 | Published by Tennessee Title Company

For and in consideration of the sum of $ Five ($5.00) - DOLLARS

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Sam Knight and wife, Maudie Angie Knight have bargained and sold, and by these presents do transfer and convey unto the said John Thomas Ordway and wife, Julia Ann Ordway 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 part of Lot No. 19 on Block B, on the Map of M. B. and M. S. Pilcher's Addition, of record in book 57, page 91, Register's Office for said County as follows:

Beginning at a point in the east margin of 27th Avenue North at the corner of Lots nos. 19 and 20; thence with the line between said lots, easterly 170 feet to an alley; thence with the margin of the same, southerly 10 feet to a point; thence westerly 40 feet to a point; thence southerly 40 feet to a point in the line between lots 18 and 19; thence with the line between said lots westerly 130 feet to the east margin of 27th Avenue North, thence with the margin of the same, northerly 50 feet to the beginning, being all of Lot No. 19, except the southeast 40 feet by 40 feet.

Being part of the property conveyed to Sam Knight and wife, Maudie Angie Knight, by deed from J. B. Knight, of record in book 1422, page 631, 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 John Thomas Ordway and wife, Julia Ann Ordway their heirs and assigns, forever.

And we do covenant with the said John Thomas Ordway and wife, Julia Ann Ordway 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 by taxes for the year 1948 which have been pro-rated and assumed by the Grantee. And we, Sam Knight and wife, Maudie Angie Knight do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said John Thomas Ordway and wife, Julia Ann Ordway their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 18 day of May, 1948

Sam Knight

Maudie Angie Knight

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, Ethelyne Tatom, a Notary Public in and for said County and State, the within named Sam Knight and wife, Maudie Angie Knight 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 ________, Tennessee, this 18 day of May 1948.

Ethelyne Tatom
Notary Public

Commission expires Oct. 23, 1951

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