1634

Book 1874 Page 311

For and in consideration of the sum of $ Six Thousand Five Hundred and No/100- - - - - - -
- - - - - - - - - - - - - - - - - - ($6,500.00) - - - - - - - - - - - - - - - - - - DOLLARS,
cash in hand paid by John Caluger and wife, Laura M. Caluger, receipt of which is hereby acknowledged,

We, John Henry Matthews and wife, Ina D. Matthews

have bargained and sold, and by these presents do transfer and convey unto the said JOHN CALUGER AND WIFE, LAURA M. CALUGER

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. 117 on the Plan of the Benedict Land Company's Subdivision of the Lindsley Tract, of record in Book 332, page 40, Register's Office for said County. Said Lot No. 117 fronts 50 feet on the easterly side of Scoville Street and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to John Henry Matthews by deed from John Wehrenberg and wife, of record in Book 1258, page 144, said Register's Office.

This conveyance is subject to all restrictive covenants, easements and set-back lines as are applicable to the property above described.

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 Caluger and wife, Laura M. Caluger

their heirs and assigns forever.

And we do covenant with the said John Caluger and wife, Laura M. Caluger

that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered. Except State and County taxes for 1948 which have been pro-rated and assumed by the grantees.

And We, John Henry Matthews and wife, Ina D. Matthews

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 Caluger and wife, Laura M. Caluger

their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 11 day of August, 1948.

John Henry Matthews

Ina D. Matthews

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Joe W. Rives, a Notary Public in and for said County and State, the within named John Henry Matthews and wife, Ina D. Matthews 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 11 day of August, 1948.

My Commission Expires: July 9th, 1951.

Joe W. Rives
Notary Public

WARRANTY DEED

From John Henry Matthews, et ux

to John Caluger, et ux

#33392

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received and filed AUG 13 1948 at 2:40 o'clock P.M.
Noted in Book 1874 Page 311
Recorded in Book 1874 Page 311
Recording Fee $ 5.50
FELIX Z. WILSON, Reg.
By Jno. T. Kirkpatrick D.R.

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