1713

Book 1715 Page 31

For and in consideration of the sum of $ 10.00

- - - TEN AND NO/100 - - - - DOLLARS

cash in hand paid, receipt of which is hereby acknowledged, and for other good and valuable considerations, accepted as cash, we

J. O. Paulk and wife Alice F. Paulk and Charlie Y. Franks and wife Marie P. Franks

have bargained and sold, and by these presents do transfer and convey unto the said J. E. Thomas and wife Frances G. Thomas, 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. 26 and the east 30 feet of Lot No. 27 of Block "M" on the Map of Maplehurst, of record in Book 843, pages 22 and 23, of the Register's Office for said County.

Said lot and part of said lot adjoin and front together 80 feet on the north side of Grandview Drive and runs back between parallel lines, 150 feet to a dead line, and measure 80 feet across the rear thereon.

Being part of the same property conveyed to J. O. Paulk and Charlie Y. Franks, by deed from Frank Fitzpatrick and wife, of record in Book 1556, page 241, 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 J. E. Thomas and wife Frances G. Thomas, their heirs and assigns, forever.

And we do covenant with the said J. E. Thomas and wife Frances G. Thomas 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 1949 State & County taxes which are prorated and assumed by Grantee.

And we, J. O. Paulk and wife Alice F. Paulk and Charlie Y. Franks and wife Marie P. Franks do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said J. E. Thomas and wife Frances G. Thomas, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 6th day of April, 1949.

J. O. Paulk — Charlie Y. Franks

Alice F. Paulk — Marie P. Franks

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Frank R. Fitzpatrick, a Notary Public in and for said County and State, the within named J. O. Paulk, Alice F. Paulk, Charlie Y. Franks and Marie P. Franks

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 6th day of April, 1949.

Commission expires July 6th, 1950.

Frank R. Fitzpatrick
Notary Public

57[illegible]

WARRANTY DEED

FROM
J. O. PAULK ET AL

TO
J. E. THOMAS ET UX

GUARANTY MORTGAGE CO. OF NASHVILLE

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
7 day APR 1949
[illegible] 09
By [illegible] Deputy Reg

DOCUMENTARY
INTERNAL REVENUE
10 CENTS
DON'T WANT ANY
INTERNAL REVENUE
8 CENTS
SURANCE
ON
of Richmond, Virginia

13.20

31