1733

WARRANTY DEED

For and in consideration of the sum of $10.00

Ten and no/100 ——————————————————————————DOLLARS

Cash in hand paid by Miriam Marshall Roach the receipt of which is hereby acknowledge and other good and valuable consideration including the assumtion of $7006.70 the unpaid deed of trust of record in Book 1549, page 523 R.O.D.C. Tenn. and $735.42 unpaid deed of trust of record in Book 1549 page 577 R.O.D.C. Tenn.

Milton Noble and wife Vivian A. Noble

We have bargained and sold, and by these presents do transfer and convey unto the said Miriam Marshall Roach

her 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, Tenn, being Lot No. 8 of Block "I" on the Map of Berry Hill Gardens, as of record in Book 1130, page 36, Registers Office for said County.
Said Lot NO. 8 fronts 65 feet on the easterly side of East Iris Drive and runs back between lines 139.55 feet on the northly line and 139.6 feet on the southly line to a dead line, measuring 65 feet thereon.
Being the same property conveyed to Milton Noble and wife, Vivian A. Noble, by deed from C. W. Russell and wife, of record in Book 1540, page 613. said Register's Office

Restrictions of record in Book 1165, page 627, and in Book 1429, page 672. R.OD.C. Tenn.

The plan in Book 1130, page, 36, shows a set-back line from East Iris Drive, the distance not being shown, and a 10.foot easement along the rear of the lot for public untilities.

Convey unto Miriam Marshall Roach, for her sole and seperate use free from debts and conteacts of her present, or any future husband with full powers in her to sell, mortage or otherwise convey as if she were a feme sole.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Miriam Marshall Roach

her heirs and assigns, forever.

And We do covenant with the said Miriam Marshall Roach

that weare lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered. Except as here in set out

And We Milton Noble and wife Vivian A. Noble

do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said Miriam Marshall Roach

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

DOCUMENTARY TAX PAID IN ENVELOPE ONE DOLLAR

Witness our hands this 12 day of Aug., 1949

Milton Noble

Vivian A. Noble

STATE OF TENNESSEE
Davidson County

Personally appeared before me, William H. Mercer, a Notary Public in and for said County and State, the within named Milton Noble and wife Vivian A Noble

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 office, this 12 day of Aug., 1949

Commission expires January 11, 1950

William H. Mercer
Notary Public

157