K 1755

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 650.00
- - - - - - - - - -SIX HUNDRED FIFTY AND 00/100 - - - - - - - - - - - - - DOLLARS

cash in hand paid by John E. Grimes and wife, Jessie Grimes, the receipt of which is hereby acknowledged, I, Nellie L. Randolph, by virtue of the power and authority vested in me by deed of record in Book 1432, page 600, Register's Office for Davidson County, Tennessee, have bargained and sold, and by these presents do transfer and convey unto the said John E. Grimes and wife, Jessie Grimes, 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. 13 on the Plan of Joywood, as of record in Book 974, page 45, Register's Office for said County.

Said Lot No. 13 fronts 50 feet on the southerly side of Joy Circle and runs back between parallel lines 150 feet to the northerly margin of Marshall Street.

Being the same property conveyed to Nellie L. Randolph, by deed from Bailey C. Judkins and wife, of record in Book 1432, page 600, said Register's Office.

The above described property is conveyed subject to restrictive covenants of record in Book 1066, page 101, and in Book 1086, page 208, Register's Office for said County.

[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 John E. Grimes and wife, Jessie Grimes, their heirs and assigns, forever.

And I do covenant with the said John E. Grimes and wife, Jessie Grimes that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Nellie L. Randolph do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said John E. Grimes and wife, Jessie Grimes, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 26th day of August, 1949

Nellie L. Randolph

STATE OF TENNESSEE
Davidson County

Personally appeared before me Lawrence D. Rebuck, a Notary Public in and for said County and State, the within named Nellie L. Randolph

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of August, 1949

Commission expires July 11, 1950

Lawrence D. Rebuck
Notary Public

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