K 1780

For and in consideration of the sum of One Dollar ($1.00) and no/100 - DOLLARS

cash in hand paid, the receipt of which is hereby acknowledged, and the exchange of a one-half undivided interest in other property, which is treated as cash, we

John H. Martin and wife, Ella Nora Martin, - have bargained and sold, and by these presents do transfer and convey unto the said Walter Smith and wife, Alice W. Smith - - - - - - - - - - - - - - - - - - our one-half undivided interest in and to heirs and assigns/a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being lot No. 5 on an unrecorded map of the John H. Martin property at Goodlettsville, Tenn., described according to a survey made June 3, 1949, by J.R. Scott, Surveyor, as follows:

Beginning at apoint in the north margin of West Cedar Street, which point is 100 feet west of the west margin of an unnamed street and is the common corner of Lots 5 and 6; running thence north 5 deg. W. 135 feet; thence S. 85½ deg. W. 100 Feet; thence South 5 deg. E. 137 feet to a point in the north margin of West Cedar Street; thence N. 84½ deg. E. 100 feet to the point of beginning.

Being part of the same property conveyed to John H. Martin and wife, Ella Nora Martin, and Walter Smith and wife, Alice W. Smith, by deed of record in Book 1473, page 306, Register's Office of Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Walter Smith and wife, Alice W. Smith, their - heirs and assigns, forever.

And we do covenant with the said Walter Smith and Wife, Alice W. Smith, - - - - - - - - - - - - - - - - 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.

And we, John H. Martin and wife, Ella Nora Martin, - - - - - - - - - - - do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Walter Smith and wife, Alice W. Smith, their - - - - - - - - heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 29 day of November, 1949.

John H. Martin

Ella Nora Martin

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named John H. Martin and wife, Ella Nora Martin, - 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 29 day of November, 1949.

Helen S. Draper
Notary Public

Commission expires [illegible]

WARRANTY DEED

83348

FROM

John H. Martin, et ux

TO

Walter Smith, Et ux.

REGISTER'S OF[FICE]
STATE OF TENN[ESSEE]
DAVIDSON CO[UNTY]
Received for rec[ord]
DEC 2 1949

The Guaranty Title Co.

Titles Guaranteed

Abstracts of Titles

225 Third Ave. North
NASHVILLE, TENN.

Form 103

G 308