K 1780

WARRANTY DEED Form 1002 Published by Tennessee Title Company

For and in consideration of the sum of $8,250.00 . . . . . .

. . . . . .Eight Thousand Two Hundred Fifty and No/100ths . . . . . .DOLLARS

cash in hand paid by Zac B. Tolliver Jr. and wife, Ruth E. Tolliver, receipt of which is hereby acknowledged,

We, James K. Adams and wife, Hattie Lee Adams,

have bargained and sold, and by these presents do transfer and convey unto the said Zac B.Tolliver Jr. and wife, Ruth E. Tolliver,

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 11th Civil District of Davidson County, Tennessee, near the City of Nashville, being Lot No. 36 of Block "C", on the Map of Sunnymeade, of record in Book 974, pages 56 and 57, Register's Office for said County.

Said Lot No. 36 fronts 50 feet on the north side of Ardee Avenue and runs back between lines 274.3 feet on the westerly line and 276.9 feet on the easterly line, to a dead line, measuring 50 feet thereon.

Being the same property conveyed to James K. Adams and wife, Hattie Lee Adams, by deed from Charles Phillips and wife, Gladys Phillips, of record in Book 1471, page 67, said Register's Office.

The above-described property is conveyed subject to restrictions of record in Book 1066, page 225; Book 1108, page 689; Book 1066, page 511; Book 1157, page 81, and Book 1066, pages 56 & 57. To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Zac B.Tolliver Jr. and wife, Ruth E. Tolliver, their heirs and assigns, forever.

And we do covenant with the said Zac B. Tolliver Jr. and wife, Ruth E. Tolliver, 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 as aforesaid.

And we, James K. Adams and wife, Hattie Lee Adams, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Zac B. Tolliver Jr. and wife, Ruth E.Tolliver, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 1st day of December 1949.

James K. Adams

Hattie Lee Adams

STATE OF TENNESSEE
Davidson County

Personally appeared before me Louise Lowell, a Notary Public in and for said County and State, the within named James K. Adams and wife, Hattie Lee Adams, 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 2nd day of December, 1949

Commission expires July 11 - 1953

Louise Lowell
Notary Public

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