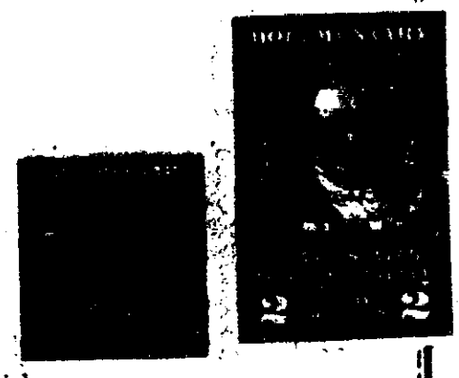
K 1815

WARRANTY DEED Form 1002 Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00

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

Cash paid by John W. Fergerson and Wife, Bennie Beatrice Fergerson, the receipt of which is hereby acknowledged, and other good and valuable considerations including the assumption by the said John W. Fergerson and Wife, Bennie Beatrice Fergerson, of the unpaid principal balance of mortgage executed by W. A. Malugen and Wife, to C. E. Buttrey, Trustee, of record in Book 1519, Page 557, Register's Office for Davidson County, Tennessee, to secure First Federal Savings & Loan Association of Dickson a note dated July 23, 1947, for $5,000.00, with interest at 6% per annum, both principal and interest payable $35.83 monthly, beginning August 23, 1947. (This deed of trust includes other property also.)



We, Don Douglas Christian and Wife, Virginia Wilson Christian

have bargained and sold, and by these presents do transfer and convey unto the said John W. Fergerson and Wife, Bennie Beatrice Fergerson their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the northerly 100 feet of Lot No. 1, Block 2 on the Map of Sylvan Park, as of record in Book 332, Page 104, Register's Office for Davidson County, Tennessee.

Said part of said Lot fronts 60 feet on the southerly side of Wyoming Avenue and runs back between parallel lines, with the Easterly margin of 45th. Avenue North, 100 feet to a dead line.

Being the same property conveyed to Don Douglas Christian and Wife, Virginia Wilson Christian by deed from W. A. Malugen and Wife, Dorris Galbreath Malugen of record in Book 1558, Page 511, Register's Office for said County.

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 W. Fergerson and Wife, Bennie Beatrice Fergerson their heirs and assigns, forever.

And we do covenant with the said John W. Fergerson and Wife, Bennie Beatrice Fergerson 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 herein recited and 1950 Taxes which have been pro-rated & Purchaser will pay when due.

And We, Don Douglas Christian and Wife, Virginia Wilson Christian do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said John W. Fergerson and Wife, Bennie Beatrice Fergerson, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 15th day of April, 19 50.

Don Douglas Christian

Virginia Wilson Christian

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Thelma Neal, a Notary Public in and for said County and State, the within named Don Douglas Christian and Wife, Virginia Wilson Christian

THELMA NEAL NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 15th day of April, 19 50.

Commission expires: Oct. 12, 1950

Thelma Neal
Notary Public

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