K 1878

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 6550.00

SIX THOUSAND FIVE HUNDRED FIFTY AND NO/100 DOLLARS

CASH IN HAND PAID BY FREDERICK A. SUMRALL AND WIFE, IDA P. SUMRALL

THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

SYLVAN HOMES, INC.,
A Tennessee Corporation with its principal office
and place of business at Nashville, Tenn.

Has bargained and sold, and by these presents do/es transfer and convey unto the said FREDERICK A. SUMRALL AND WIFE, IDA P. SUMRALL their 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, Tennessee, being the South 50 feet of Lot No. 301 on the Map of D. T. McGavock & Others Addition, as of record in Book 21, page 41, Register's Office for said County, and being known as Lot No. 1 on the Map of the Subdivision of Lots Nos. 299, 300 and 301 of said plan by Sylvan Homes, Inc., and described as follows:

Said Lot No. 1 fronts 50 feet on the east side of 16th Avenue North and runs back between parallel lines 170 feet to an alley.

Being part of the property conveyed to Sylvan Homes, Inc., by deed from Gertrude Parrish Kemper, a widow, of record in Book 1812, page 409, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said FREDERICK A. SUMRALL AND WIFE, IDA P. SUMRALL their heirs and assigns, forever.

And it does/~~do~~ covenant with the said FREDERICK A. SUMRALL AND WIFE, IDA P. SUMRALL that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except 1950 taxes which have been prorated and are hereby assumed by the purchasers.

And SYLVAN HOMES, INC., do/es further covenant and bind itself, its/~~their~~ successors and representatives, to warrant and forever defend the title to the said land to the said FREDERICK A. SUMRALL AND WIFE, IDA P. SUMRALL THEIR heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, Sylvan Homes, Incorporated, a Corporation aforesaid, has caused this ~~instrument to be executed by its duly authorized officer(s) on this~~ day of ~~19~~. instrument to be executed by its duly authorized officer(s) on this 23rd day of August, 1950

ATTEST: O. G. Jones
O. G. JONES, SECRETARY

SYLVAN HOMES, INCORPORATED
BY: Lawrence R. Wiggs
LAWRENCE R. WIGGS, PRESIDENT

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____, the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19___.

Commission expires _____

_____
Notary Public

PG 563