K 1883

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ ($9200.00)
- - - - - Nine Thousand Two Hundred & No/100- - - - - - - - - - - - - - - DOLLARS

cash in hand paid by Nathaniel W. Edwards and wife, Marion A. Edwards, the receipt of which is hereby acknowledged,

We, R. K. Smith and Arch Bishop, Jr.,

have bargained and sold, and by these presents do transfer and convey unto the said Nathaniel W. Edwards and wife, Marion A. Edwards, 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 westerly part of Lot No. 257 on the Map of J. H. T. J. and G. W. Harding's Addition of record in Book 21, page 80, Register's Office for said County, and being Lot No. 3 on the unrecorded Map of Smith & Bishop's Subdivision of certain lots of said Harding Bros. Plan.
Said Lot No. 3 fronts 50 feet on the easterly side of 21st Avenue North and runs back between parallel lines 139 feet to a dead line.
Being part of the property conveyed to R. K. Smith and Arch Bishop, Jr., by deed from Aaron L. Allen and wife, of record in Book 1812, page 215, said Register's Office.
It is understood and agreed that the above mentioned lot constitutes a part of the land that was subdivided by Arch Bishop, Jr., and R. K. Smith, and that there is a sewer line running thru Lots 1 to 5, inclusive, which is for the joint use of Lots 1 to 9, inclusive, facing on 21st Avenue North and on 18th Avenue North, and this conveyance is made subject to an easement across said lots 1 to 5, inclusive, for the use and benefit of all property owners of Lots 1 to 9, inclusive, that connect with said sewer line, together with easement for the right of ingress and egress thereto, for the purpose of maintaining said sewer line and sewer connections thereto for Lots 1 to 9, inclusive.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Nathaniel W. Edwards and wife, Marion A. Edwards, their heirs and assigns, forever.

And we do covenant with the said Nathaniel W. Edwards and wife, Marion A. Edwards, 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 the taxes for the year 1950 which are assumed by the grantees herein.

And we, R. K. Smith and Arch Bishop, Jr., do further covenant and bind ourselves, ~~his~~ our successors and representatives, to warrant and forever defend the title to the said land to the said Nathaniel W. Edwards and wife, Marion A. Edwards, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 13 day of September, 19 50.

R. K. Smith
Arch Bishop Jr.

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Mrs. T. L. Ahearn, a Notary Public in and for said County and State, the within named R. K. Smith and Arch Bishop, Jr., the bargainor 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 13th day of September, 19 50.

Commission expires April 8th, 1952

Notary Public

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