K 1938

For and in consideration of the sum of ($5,725.00)

Five thousand seven hundred twenty-five and 00/100 - - -DOLLARS

cash in hand to us paid by Herbert R. Spain and wife, Lola Mae Spain, the receipt of which is hereby acknowledged, we, Johnnie E. Duncan and wife, Elsie Bagsby Duncan

have bargained and sold, and by these presents do transfer and convey unto the said Herbert R. Spain and wife, Lola Mae Spain 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 75 feet of Lot No. 16 on the Map of Terra View (Revised), Subdivision, as of record in Book 1424, page 4, Register's Office for said County.
Said part of said lot fronts 75 feet on the north side of Wade Circle North and runs back between parallel lines 175 feet to a dead line in the rear.
Being the same property conveyed to Johnnie E. Duncan and wife, Elsie Bagsby Duncan, by deed from Frank R. Tinnon and wife, of record in Book 1733, page 450, 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 Herbert R. Spain and wife, Lola Mae Spain their heirs and assigns, forever.

And we do covenant with the said Herbert R. Spain and wife, Lola Mae Spain 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, Johnnie E. Duncan and wife, Elsie Bagsby Duncan do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Herbert R. Spain and wife, Lola Mae Spain their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 18th day of January, 1951.

Johnnie E. Duncan
Elsie Bagsby Duncan

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Virginia Buckingham, a Notary Public in and for said County and State, the within named Johnnie E. Duncan and wife, Elsie Bagsby Duncan

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 office, this 18th day of January, 1951.

Commission expires 10/15/54

Virginia Buckingham
Notary Public

24409

WARRANTY DEED

FROM
Johnnie E. Duncan and wife,
Elsie Bagsby Duncan

TO
Herbert R. Spain and wife,
Lola Mae Spain

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 22 day of JAN A.D. 1951 at 12:30 o'clock M.
Noted in Book 14 Page 527
Recorded in Book Page
Recording Fee $1.50
JAMES P. WILSON, Register
By Dpty Reg.

RETURN TO TENN. TITLE CO.

Abstracts of Titles
225 Third Ave., North
NASHVILLE, TENN.

Form 103 - A

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