2015

For and in consideration of the sum of $ 15,500.00

Fifteen thousand five hundred and no/100 DOLLARS

Cash in hand paid by John H. Banks and wife, Mary Rhea Banks, the receipt of which is hereby acknowledged,

we, J. H. Crowder and wife, Lillie Mai Crowder

have bargained and sold, and by these presents do transfer and convey unto the said John H. Banks and wife, Mary Rhea Banks their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit: Being lot no. 4 on the map of Leawell Subdivision, Section # 1 of record in book 1835, page 55, R.O. D. C. Tennessee.
Said Lot No. 4 fronts 187 feet on the easterly side of Lealand Lane beginning 165.5 feet north of the intersection of Lealand Lane and Caldwell Lane and runs back 213.5 feet on the southerly line and 212 feet on the northerly line to a dead line measuring 162.5 feet thereon.
Being a part of the same property conveyed to J. H. Crowder and wife, Lillie Mai Crowder by deed from Karl Kershaw and wife, Mary Noel Kershaw, of record in book 1945, page 128, R. O. D. C., Tennessee.

This conveyance is subject to all easements, restrictive covenants and set-back lines as are applicable to the property above described.

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 H. Banks and wife, Mary Rhea Banks their heirs and assigns, forever.

And we do covenant with the said John H. Banks and wife, Mary Rhea Banks 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 taxes for the year 1951 which have been pro-rated and assumed by the grantees.
And we, J. H. Crowder and wife, Lillie Mai Crowder 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 H. Banks and wife, Mary Rhea Banks their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 27thday of July, 1951

J. H. Crowder
Lillie Mai Crowder

STATE OF TENNESSEE
Davidson County

Personally appeared before me, T. I. Holman, Jr., a Notary Public in and for said County and State, the within named J. H. Crowder and wife, Lillie Mai Crowder

the bargainors, 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 27th day of July, 1951

Commission expires January 8, 1955.

T. I. Holman, Jr.
Notary Public

43757

WARRANTY DEED

FROM J. H. Crowder, et ux

TO John H. Banks, et ux

RECORDED 1951
Jul 27 760 161
2.00

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