K 2023

For and in consideration of the sum of $ 10.00

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

cash in hand paid by William E. Cannady and wife, Fannie B. Cannady, and for other good and valuable considerations, the receipt of which is hereby acknowledged, we, Samuel Cole and wife, Aline H. Cole

have bargained and sold, and by these presents do transfer and convey unto the said William E. Cannady and wife, Fannie B. Cannady, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the northwest part of Block 14 on the Plan of the Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, of record in Book 421, page 18, Register's Office for said County, and described as follows:
Beginning at the southeast intersection of Nevada Avenue and Richland Avenue; thence with the southerly margin of Nevada Avenue easterly 95 feet to the northwest corner of the property conveyed to C. N. Stewart by deed of record in Book 1046, page 8, said Register's Office; thence along Stewart's westerly line, southerly 60 feet to a point; thence westerly 90 feet to the easterly margin of Richland Avenue; thence with the margin of the same northerly 60 feet to the point of beginning.

Being the same property conveyed to Samuel Cole and wife, Aline H. Cole, by deed from James W. Matthews and wife, of record in Book 1534, page 371, 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 William E. Cannady and wife, Fannie B. Cannady, their heirs and assigns, forever.

And we do covenant with the said William E. Cannady and wife, Fannie B. Cannady 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, Samuel Cole and wife, Aline H. Cole do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said William E. Cannady and wife, Fannie B. Cannady, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 2nd day of October, 19 51.

Samuel M. Cole

Aline H. Cole

STATE OF TENNESSEE
Davidson County

Personally appeared before me, H. S. Pigram, a Notary Public in and for said County and State, the within named Samuel Cole and wife, Aline H. Cole

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 2nd day of October, 19 51.

Commission expires 4/12/1952

H. S. Pigram
Notary Public

50170

WARRANTY DEED

G-79509 dh FROM SAMUEL COLE AND WIFE, ALINE H. COLE

TO WILLIAM E. CANNADY AND WIFE, FANNIE B. CANNADY

STATE OF TENNESSEE
DAVIDSON COUNTY

Received for Record this 3 day of Oct. 1951 at 1:49 P.M.
Noted in Reg.
Recorded in Book 2020 Page 249
Recorded Fee + 2.00
JAMES A. WILKINSON, Register
By Jill Cooper Dep. Reg.

TENNESSEE

LAWYERS TITLE INSURANCE CORPORATION of Richmond, Virginia

HEART 10M 11-49

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