K 2028

For and in consideration of the sum of $ ($2000.00)

-----TWO THOUSAND AND NO/100 ---------- DOLLARS

which has been paid in cash by Eugene F. Graham and wife, Anna Catherine Graham, the receipt of which is hereby acknowledged, we, J. L. Rice and wife, Birdie Rice

have bargained and sold, and by these presents do transfer and convey unto the said Eugene F. Graham and wife, Anna Catherine Graham

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

A tract of land in the 14th, formerly the 24th, Civil District of Davidson County, Tennessee, described according to a survey made by Lewis D. Justice, Surveyor, November 5, 1951, as follows:
Beginning at the intersection of the center lines of Old Hickory Boulevard and a farm road; thence with the center line of said Boulevard north 21° 35' east 200 feet; thence north 13° 40' east 198 feet; thence north 87° 40' west 575 feet to a stake; thence south 5° 20' east 441 feet to a post in the northerly margin of said farm road; thence north 24° 50' east 415 feet to the beginning containing 4.501 acres, more or less.
Being part of the property conveyed to J. L. Rice and wife, Birdie Rice by deed from Nashville and American Trust Company, Executor and Trustee, of record in book 965, page 387, 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 Eugene F. Graham and wife, Anna Catherine Graham their heirs and assigns, forever.

And we do covenant with the said Eugene F. Graham and wife, Anna Catherine Graham 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 for 1951 State and County Taxes which the grantors agree to pay.
And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Eugene F. Graham and wife, Anna Catherine Graham their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 17th day of November, 1951.

J. L. Rice
Birdie Rice

STATE OF TENNESSEE
Davidson County

Personally appeared before me, C. B. Jacobs, a Notary Public in and for said County and State, the within named J. L. Rice and wife, Birdie Rice

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 17 day of Nov, 1951.

Commission expires May 18- 1955

C. B. Jacobs
Notary Public

53649 ✓

WARRANTY DEED

FROM
J. L. Rice and wife,
Birdie Rice

TO
Eugene F. Graham and wife,
Anna Catherine Graham

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 19
of NOV 1951
at 12:07 o'clock P M
Noted in Book 77 Page 3
Recorded
Recording Fee 2.00
JAMES M. RAY, Register
By Mrs Ray D.C.

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