K 2037

For and in consideration of the sum of $5,956.89 - - - - - - - - - - - - - - -
FIFTY-FIVE HUNDRED & FIFTY-SIX & 89/100- - - - - - - - - - - - - - -DOLLARS

paid and to be paid by Edward L. Curtis and wife, Charlsie Marie Curtis, as follows: $1,175.00 cash in hand paid, the receipt of which is hereby acknowledged, and for the remainder of $4,381.89 representing the principal unpaid balance to date and interest to March 1, 1952, on note by the Grantors herein, said note in the original sum of $4,750.00, payable to the order of Nashville Trust Company in 240 monthly installments of $28.79 each, including interest at the rate of 4% per annum, secured by deed of record in Book 1836, page 399, RODC, Tenn.; the said Edward L. Curtis and wife, Charlsie Marie Curtis, do agree, as evidenced by their acceptance of this instrument, to assume payment of said indebtedness to the lawful holder, or holders, of said note; we, Howard H. Ellis and wife, Berta L. Ellis,

have bargained and sold, and by these presents do transfer and convey unto the said Edward L. Curtis and wife, Charlsie Marie Curtis, 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. 47 of Block "B" on the Plan of Woodlawn Estates, as of record in Book 843, page 82, Register's Office for said County.

Said Lot No. 47 fronts 50 feet on the southerly side of Dupont Avenue and runs back between parallel lines 165 feet to a dead line.

Being the same property conveyed to Howard H. Ellis and wife, Berta L. Ellis, by deed from Howard P. Nicks and wife, of record in Book 1815, page 597, said Register's Office.

(All escrow funds held by agency servicing above described note are included in the above consideration.
(Taxes for the current year will be paid by the Grantees.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Edward L. Curtis and wife, Charlsie Marie Curtis, their heirs and assigns, forever.

And we do covenant with the said Edward L. Curtis and wife, Charlsie Marie Curtis, 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, excepting note hereinabove mentioned; payment of same specifically assumed by Grantees. And we, Howard H. Ellis and wife, Berta L. Ellis, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Edward L. Curtis and wife, Charlsie Marie Curtis, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 21st day of February, 1952

Berta L. Ellis

Howard H. Ellis

STATE OF TENNESSEE
Davidson County

Personally appeared before me, W. H. Landis, a Notary Public in and for said County and State, the within named Howard H. Ellis and wife, Berta L. Ellis, 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 Madison, Tennessee, this 21st day of February, 1952

Commission expires April 25, 1954

W. H. Landis
Notary Public

C0924

WARRANTY DEED

FROM

HOWARD H. ELLIS et ux

TO

EDWARD L. CURTIS et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 25 FEB 1952
at 11:45 o'clock
Noted in Book 2277 Page 334
Recorded Fee $2.00
JAMES P. WILSON, Register
By D. McCandless Dep. Reg.

G 198