K 2038

For and in consideration of the sum of $ One Hundred Seventy-Five----------($175.00)--------DOLLARS

to us in hand paid by Thomas E Poag and wife, Kathleen Poag, receipt of which is hereby acknowledged, and the assumption of an existing indebtedness secured by vendor's lien retained in installment deed of record in Book 1969, Page 108, by the vendees herein, we George Payne and wife, Rachel G Payne,

have bargained and sold, and by these presents do transfer and convey unto the said Thomas E Poag and wife, Kathleen Poag, their

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

Being part of the west one-half of Block 13, Plan of Midway, of record in Book 421, page 11, Register's Office for said County, and described as follows:
Beginning at a point in the easterly margin of 30th Avenue North, formerly Garrett Street, 100 feet south of the south margin of Eden Street; thence easterly parallel to the southerly margin of Eden Street, 150 feet to an alley; thence southerly along the west margin of said alley, 50 feet; thence westerly 150 feet to the easterly margin of 30th Avenue North; thence with the margin of said Avenue northerly, 50 feet to the beginning.
Being the same property conveyed to George Payne and wife, Rachel G Payne, by deed from R O Mallernee and wife, et al, of record in Book 1969, page 108, 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 Thomas E Poag and wife, Kathleen Poag, their heirs and assigns, forever.

And we do covenant with the said Thomas E Poag and wife, Kathleen Poag 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 do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Thomas E Poag and wife, Kathleen Poag, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 6th day of March, 1952.

George Payne
Rachel G Payne

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Z. Alexander Looby, a Notary Public in and for said County and State, the within named George Payne and wife, Rachel G Payne,

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 6th day of March, 1952.

Commission expires January 15, 1956.

Notary Public

WARRANTY DEED
FROM George Payne et ux
TO Thomas E Poag et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record MAR 10 1952
at 2:20 P.M.
Book 2T Page 391
Fees $2.00
JAMES F. DILLARD, Register
by A Crossfield D.R.

TENNESSEE TITLE INSURANCE COMPANY
Home Office
CORPORATION
of Richmond, Virginia

G 485