K 2041

For and in consideration of the sum of $ 10.00

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

cash in hand paid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, and the further consideration that the grantees herein assume and agree to pay the remaining unpaid balances of two notes dated October 21, 1950, executed by the grantors herein payable to Guaranty Mortgage Company of Nashville, as follows: the first note being in the original amount of $7,350.00, with interest at 4½% per annum, both principal and interest payable in monthly installments as set out therein, and secured by a deed of trust of record in Book 1899, page 587, Register's Office for Davidson County, Tennessee; and the other note being in the original amount of $450.00, with interest at 4% per annum, both principal and interest payable in monthly installments as set out therein, and secured by a deed of trust of record in Book 1899, page 603, said Register's Office, said debts having been assigned to The Mutual Benefit Life Insurance Company, by an instrument of record in book 1908, page 17, Register's Office for Davidson County, Tennessee,

we, James H. Rogers and wife, Frances Sutton Rogers

have bargained and sold, and by these presents do transfer and convey unto the said Guy D. Orle and wife, Tina B. Orle, 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. 53 on the Map of Goodlettsville Heights, Section No. 2, as of record in Book 1421, pages 120 and 121, Register's Office for said County.
Said Lot No. 53 fronts 65 feet on the southerly side of Moss Trail Road and runs back 328.2 feet on the easterly line and 364.3 feet on the westerly line, to a dead line, measuring 152 feet thereon.
Being the same property conveyed to James H. Rogers and wife, Frances Sutton Rogers, by deed from Arthur Wilkins and wife, of record in Book 1908, page 53, said Register's Office.

The above described property is conveyed subject to restrictive covenants of record in Book 1783, page 3[illegible], Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Guy D. Orle and wife, Tina B. Orle, their

heirs and assigns, forever.

And we do covenant with the said Guy D. Orle and wife, Tina B. Orle,

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 as hereinabove set out.

And we, James H. Rogers and wife, Frances Sutton Rogers

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Guy D. Orle and wife, Tina B. Orle, their

heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 4th day of April, 19 52.

James H Rogers
Frances Sutton Rogers

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Thomas J. Carr, a Notary Public in and for said County and State, the within named James H. Rogers and wife, Frances Sutton Rogers

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 4th day of April, 19 52

My Commission Expires OCT. 4, 1954

Thomas J. Carr
Notary Public

64484

WARRANTY DEED

FROM James H. Rogers et ux

TO Guy D. Orle et ux

RETURN TO TENNESSEE TITLE C[illegible]

Rec'd for Record Apr 17 3:15 PM 1952 Book 2005 496

G 556