K 2086

For and in consideration of the sum of $ ($5500.00)

------Five thousand five hundred and no/100--- DOLLARS

cash in hand paid by Eugene Hambrick and wife, Lucille Hambrick, the receipt of which is hereby acknowledged,

We, N.G.Franklin and wife, Gertrude Franklin,

have bargained and sold, and by these presents do transfer and convey unto the said Eugene Hambrick and wife, Lucille Hambrick

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

Being the northerly 5 feet of lot No. 2 and the southerly 40 feet of lot No. 3 on the Map of the subdivision of lots Nos.21 and 30 in Owen's Buena Vista Plan of Lots, as of record in Book 57, page 26, Register's Office for said County, and Plan Book 1, page 84, Chancery Court at Nashville.

Said parts of lots Nos.2 and 3 front together 45 feet on the easterly side of 14th Avenue North, formerly Nance Street, and run back between parallel lines 140 feet to an alley.

Being the same property conveyed to N.G.Franklin and wife, Gertrude Franklin, by deed from Marguerite Jones and husband, of record in Book 1328, page 115, 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 Hambrick and wife, Lucille Hambrick their heirs and assigns, forever.

And we do covenant with the said Eugene Hambrick and wife, Lucille Hambrick 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 1952 taxes which have been prorated & assumed by purchaser.

And we, N.G.Franklin and wife, Gertrude Franklin 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 Hambrick and wife, Lucille Hambrick their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 28 day of June, 19 52.

N G Franklin

Gertrude Franklin

STATE OF TENNESSEE
Davidson County

Personally appeared before me, H. Cunwebb, a Notary Public in and for said County and State, the within named N. G. Franklin and wife, Gertrude Franklin

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 Nashville, Tennessee, this 28 day of June, 19 52

Commission expires April 6th 1955

Notary Public

71514

WARRANTY DEED

FROM N.G.Franklin, et ux

TO Eugene Hambrick, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 30 day of JUN 1952
at 3:20 o'clock P.M.
Noted in Book 78 Page 207
Recording fee 2.00
JAMES H. WYATT
By

Published by DOCUMENTARY

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