2088

For and in consideration of the sum of $ (1597.72)

---One thousand five hundred ninety-seven and 72/100 --- DOLLARS

been in hand paid by N.J.Franklin and wife, Gertrude Franklin, the receipt of which is hereby acknowledged, and the assumption of an indebtness in the form of a T.V.A. loan, being one note in the original amount of $7700.00 to W.F.Carter, Trustee, payable in monthly installments of $44.42 each which includes both principal and interest, said interest being at 4% per annum. Said note has been reduced to the principal sum of $4800.00 at this date with the next monthly installment falling due August 1st, 1951 and payable thereafter.

We, Lelia Webb and Leonard H.J. Webb,

have bargained and sold, and by these presents do transfer and convey unto the said N.J.Franklin and wife, Gertrude Franklin

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

being Lot No.3 on the Map of Dozier Place, as of record in Book 974, page 81, Register's Office for said County.

Said Lot No.3 fronts 75 feet on the north side of Dozier Avenue and runs back between lines, 141 feet on the west line and 141 feet on the east line, to a 20 foot alley, as per said plat.

Said lot is conveyed to Lelia Webb by deed from Dozier, et ux, of even date herewith, to be recorded in the Register's Office.

Subject to a deed of trust in favor of Lelia Webb.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said N.J. and Gertrude Franklin their heirs and assigns, forever.

And We do covenant with the said N.J.Franklin and wife, Gertrude Franklin 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 the taxes for the year 1952 which Grantee assumes and agrees to pay.

And We, Lelia Webb and Leonard H.J. Webb do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said N.J.Franklin and wife, Gertrude Franklin their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 16 day of July, 19 52.

Lelia Webb

H.J. Webb

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Louise Harkreader, a Notary Public in and for said County and State, the within named Lelia Webb and Leonard H.J. Webb

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 16th day of July, 1952.

Commission expires July 20 1954

Louise Harkreader
Notary Public

72743

WARRANTY DEED

FROM

Lelia Webb & Leonard H.J. Webb

TO

N.J.Franklin & wife

Recorded JUL 16 1952 12 m
of 10:56 78 263
2.00

Wm. McFinley

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