2090

24209

WARRANTY DEED

FROM

Charles Phillips, Et ux

TO

L. M. Henshaw, Et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 1 day of AUG 1952 at 12:45 o'clock P.M.
Noted in Book 78 Page 330
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By R. McCanless Deputy

Guaranty Title Company
A DIVISION OF
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

Form 103 PRINTED BY BARRETT CO., NASHVILLE

WARRANTY DEED

For and in Consideration of the sum of Ten ($10.00)----- ----------
---------- DOLLARS
and other good and valuable considerations, the receipt of which is here by acknowledged, including the assumption and agreement of the Grantees, L. M. Henshaw andwife, Hattie K. Henshaw, paying a note in the principal amount of($15,000.00) Fifteen Thousand Dollars and the interest thereon from August 1, 1952, at 5% per annum. Said note was executed by Charles Phillips and wife Gladys Phillips on April 3, 1952, payable to the order of Nashville Mortgage and Realty Company, and is due on or before October 3, 1952 with interest. Said note is secured by a Deed of Trust executed by Charles Phillips and wife Gladys Phillips on the property herein described, and appearing of record in Trust Deed Book 2076, page 427, R.O. D.C., Tennessee. The Grantees hereby agree to pay said note and to comply with all the terms and conditions set out in said Deed of Trust appearing of record in said Bood 2076, page 427.

We, Charles Phillips and wife Gladys Phillips

----------have bargained and sold, and by these presents do transfer and convey unto the said L. M. Henshaw and wife, Hattie K. Henshaw----------
----------and their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being lots 12, 13 and the east one-half of 14, Block "F", on the map of Jackson Park, section 2, as of record in Book 843, page 21, Register's Office for said county.

Said lots and part of lot ajoining and front together 150 feet on the northerly said of Eastdale Avenue and run back between lines, 149 feet, 10 inches, on the east line of lot 12, and 200 feet, 2½ inches more or less, on the west line of said part of lot 14, to a dead line in the rear, measuring 135 feet thereon.

Being the same property that was conveyed to Charles Phillips by deed from Walter A. Moore, Et ux, the same appearing of record in Book 2023, page 362, said Register's Office.

Taxes for the year 1952 are here assumed and will be paid by the Grantors.

149