K 2091

For and in consideration of the sum of $ Eleven Thousand and No/100 - ($11,000.00) - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by the grantees herein, the receipt of which is hereby acknowledged,

Ernest E. Russell and wife, Margaret Russell have bargained and sold, and by these presents do transfer and convey unto the said Elwood A. Headley and wife, Elizabeth G. Headley, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 20 on the Map of W. W. Gray Plan of Lots, at Madison, Tennessee, as of record in Book974, page 22, Register's Office for said County.

Said Lot No. 20 fronts 100 feet on the northerly side of Melrose Avenue and extends back between parallel lines with the easterly margin of Walker Street 150 feet to a dead line.

Being part of the property conveyed to Ernest E. Russell and wife, Margaret Russell, by deed from Lawrence Warren and wife, of record in Book 1916, page 504, said Register's Office.

This conveyance is made subject to the restrictive covenants contained in deed from W. W. Gray and wife to Lawrence Warren and wife, dated July 14, 1950, filed August 8,1950 and recorded in Book 1876, page 253, 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 Elwood A. Headley and wife, Elizabeth G. Headley, their heirs and assigns, forever.

And we do covenant with the said Elwood A. Headley and wife, Elizabeth G. Headley 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 for the 1952 State and County taxes which have been pro-rated and are assumed by the grantees And Ernest E. Russell and wife, Margaret Russell do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Elwood A. Headley and wife, Elizabeth G. Headley, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 19 day of August 1952.

Ernest E. Russell

Margaret Russell

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Hugh J. Bradley, a Notary Public in and for said County and State, the within named Ernest E. Russell and Margaret Russell 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 19 day of August 1952.

Commission expires April 5, 1955.

Hugh J. Bradley
Notary Public

WARRANTY DEED

FROM 25684

Ernest E. Russell and wife

TO

Elwood A. Headley and wife

STATE OF TENNESSEE
DAVIDSON COUNTY
Received for Record AUG 19 1952
at 2:21 P.M. and Recorded in Book 78 p 377
Register

JOHN SCHLUN
of Richmond, Virginia

HEGEY 10M 11-49

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