K 2095

For and in consideration of the sum of $ _____

Six Thousand and No/100 ($6,000.00) DOLLARS
Cash in hand paid by H. G. Hill Realty Company, the receipt of which is hereby acknowledged,
We, Forrest W. Graham, Sr., and wife, Lulu B. Graham

_____ have bargained and sold, and by these presents do transfer and convey unto the said H. G. Hill Realty Company, their successors

~~heirs~~ and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:
Being the southerly part of lot No. 32 on the plan of the Addition to D. T. McGavock's Estate, as of record in Plan Book 1, page 33, Chancery Court at Nashville, described as follows:
Beginning on the easterly margin of 8th Avenue North, formerly Spruce Street, at the corner of lots Nos. 31 and 32 on said plan; thence with the easterly margin of said Avenue, northerly 41.8 feet, more or less, to the southwest corner of a part of said lot No. 32, conveyed to Charles M. Preston by deed of record in book 542, page 529, Register's Office for said County; thence with said Preston's southerly line, easterly 152.4 feet to the westerly margin of an alley; thence with the westerly margin of said alley, southerly 41.9 feet, more or less, to the corner of said lots Nos. 31 and 32; thence westerly with the line between said two lots, 152.4 feet to the beginning.
Being the same property conveyed to Forrest W. Graham, Sr., by deed from Frankie Pardue, of record in book 2[illegible], page [illegible], 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 H. G. Hill Realty Company, their successors ~~heirs~~ and assigns, forever.

And we do covenant with the said H. G. Hill Realty Company 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.

And we, Forrest W. Graham, Sr. and wife, Lulu B. Graham do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said H. G. Hill Realty Company, their successors ~~heirs~~ and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 27th day of June, 1952

Forrest W. Graham Sr
Lulu B. Graham

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Elizabeth J. Hopkins, a Notary Public in and for said County and State, the within named Forrest W. Graham, Sr. and wife Lulu B. Graham

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 27th day of June, 1952

Commission expires Jan. 11, 1956

Elizabeth J. Hopkins
Notary Public

78501

WARRANTY DEED

FROM Forrest W. Graham, Sr., Et Ux

TO H. G. Hill Realty Company

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 26 SEP 1952
at 10:55 o'clock A.M.
Noted in Book 78 Page 573
Recorded in Book [illegible] Page [illegible]
Recording Fee [illegible]
JAMES O. WILSON, JR. Register
M. M. Linton D.R.

DOCUMENTARY 50 CENTS
DOCUMENTARY 10 CENTS
DOCUMENTARY 1 DOLLAR
DOCUMENTARY 5 DOLLARS
UNITED STATES INTERNAL REVENUE

of Richmond, Virginia

DO NOT P[illegible]

G 497