K 2099

For and in consideration of the sum of $ FIVE AND NO/100ths - ($5.00) DOLLARS cash in hand paid by LEONORA B. CROUCH, and other good and valuable considerations, the receipt of which is hereby acknowledged, and the assumption of the following loan: For ELEVEN THOUSAND FOUR HUNDRED SIXTY-FOUR AND 03/100 ($11,464.03) Dollars, the said LEONORA B. CROUCH hereby assumes and agrees to pay the principal sum of $11,464.03, representing the balance of a note in the original amount of TWELVE THOUSAND FIVE HUNDRED ($12,500.00) Dollars, secured by deed of trust of record in book 1870, page 371, Register's Office for Davidson County, Tennessee.

We, LEONARD F. POGUE and wife, MARY G. POGUE, have bargained and sold, and by these presents do transfer and convey unto the said LEONORA B. CROUCH, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot #35 of Block "I" on the map of Cherokee Park Subdivision (Section 3) of record in Book 843, pages 2 and 3, Register's Office of Davidson County, Tennessee.

Said lot fronts 60 feet on the easterly side of Cherokee Road and runs back between lines 135.49 feet on the northerly line and 135.70 feet on the southerly line to a dead line on which it measures 60 feet.

Being the same property conveyed to Leonard F. Pogue and wife, Mary G. Pogue by deed from Myrtle B. Merryman of record in Book 1877, page 246, Register's Office for Davidson County, Tennessee.

The above property is conveyed subject to restrictive covenants of record in book 819, page 197, in in book 819, page 197, said Register's Office.

Taxes for the year 1952 to be prorated as of date of deed.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said LEONORA B. CROUCH, her heirs and assigns, forever.

And we do covenant with the said LEONORA B. CROUCH 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 as hereinbefore set out.

And we, LEONARD F. POGUE and wife, MARY G. POGUE, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said LEONORA B. CROUCH, her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 23 day of October, 1952.

Leonard F. Pogue
Mary G. Pogue

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Louise Lowell, a Notary Public in and for said County and State, the within named LEONARD F. POGUE and wife, MARY G. POGUE, the bargainors, 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 23 day of October, 1952.

Commission expires July 11-1953

Louise Lowell
Notary Public

DO NOT PUBLISH

WARRANTY DEED

FROM

LEONARD F. POGUE ET UX

81425

TO

LEONORA B. CROUCH

OCT 24 1952

Published by TTC

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

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of Richmond, Virginia

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