K 2107

**For and in consideration of the sum of $** 10.00

----------TEN AND NO/100---------- **DOLLARS**

cash in hand paid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, and the further consideration that the grantees assume and agree to pay the remaining unpaid balance of a note in the original amount of $7,500.00, dated May 13, 1949, executed by the grantors herein, payable to Kimbrough-Phillips Company, with interest at 4% per annum, both principal and interest payable in monthly installments as set out therein, and secured by a deed of trust of record in Book 1704, page 623, Register's Office for Davidson County, Tennessee,

we, Charles Morris Harris and wife, Mary A. Harris

have bargained and sold, and by these presents do transfer and convey unto the said ROY ELROD and wife, GRACIE GRIFFITH ELROD, their

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

Being Lot No. 2 of Block "E" on the Map of Woodbine Courts, Section No. 2, not of record, described according to a survey made by Blanchard and Parrish, Engineers, as follows: Beginning on the northerly margin of Tanksley Avenue at the corner of Lots Nos. 1 and 2; thence with the line between said two lots, northwardly 155.5 feet to the common corner of Lots 1, 2, 28 and 29; thence with the line between Lots 2 and 28, eastwardly 75 feet to the common corner of Lots Nos. 2, 3, 27 and 28; thence with the line between Lots 2 and 3, southwardly 155.5 feet to the northerly margin of Tanksley Avenue; thence with said Avenue, westwardly 75 feet to the beginning.
Being the same property conveyed to Charles Morris Harris and wife, Mary A. Harris, by deed from E. D. Woodroof and wife, of record in Book 1717, page 21, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Roy Elrod and wife, Gracie Griffith Elrod, their

heirs and assigns, forever.

And we do covenant with the said Roy Elrod and wife, Gracie Griffith Elrod

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 hereinabove set out.

And we, Charles Morris Harris and wife, Mary A. Harris

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Roy Elrod and wife, Gracie Griffith Elrod, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 15th day of January, 19 53.

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Charles Morris Harris and wife, Mary A. Harris

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 15th day of January, 19 53

Commission expires July 30 1955

Charles B. Anderton
Notary Public

80445

**WARRANTY DEED**

C-677PL dh **FROM**

CHARLES MORRIS HARRIS ET UX

**TO**

ROY ELROD ET UX

3.02 MAR 21 1953
79 P 369
2.00
Wm. Th. Frensley

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NASHVILLE, TENNESSEE

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of Richmond, Virginia

HERSEY

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