K 2134

For and in consideration of the sum of $ 10.00

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

Cash in hand and other valuable considerations, receipt of which are hereby acknowledged, we

Romey Bryson Ballew and wife, Daisy B. Ballew

have bargained and sold, and by these presents do transfer and convey unto the said Carl G. Eakes and wife, Mary Carlene Eakes

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. 162 on the Map of Battlewood, Section II, as of record in Book 1835, pages 95 and 96, Register's Office for said County.

Said Lot No. 162 fronts 100 feet on the easterly side of Drummond Drive and runs back between parallel lines 200 feet to the west right-of-way of the N C & St. L. Railroad.

Being the same property conveyed to Romey Bryson Ballew and wife, Daisy B. Ballew, by deed from Woodbine Homes, Inc., of record in Book 2085, page 582, Register's Office for Davidson County, Tennessee.

Subject to restrictive covenants of record in Book 1494, page 513, Book 2022, page 400 and in Book 2024, page 301, Register's Office for Davidson County, Tennessee

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Carl G. Eakes and wife, Mary Carlene Eakes their **heirs and assigns, forever.**

And we **do covenant with the said** Carl G. Eakes and wife, Mary Carlene Eakes **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 1953 taxes which are pro rated and assumed by the purchaser

And we, Romey Bryson Ballew and wife, Daisy B. Ballew **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Carl G. Eakes and wife, Mary Carlene Eakes their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our hands this 4th day of February, 19 53.

Romey Bryson Ballew

Daisy B. Ballew

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jessie B Overton, **a Notary Public in and for said County and State, the within named** Romey Bryson Ballew and wife, Daisy B Ballew

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** 4th **day of** February 19 53

Commission expires January 29, 1955

Jessie B. Overton
Notary Public

NOTARY PUBLIC SEAL
DAVIDSON COUNTY

89764

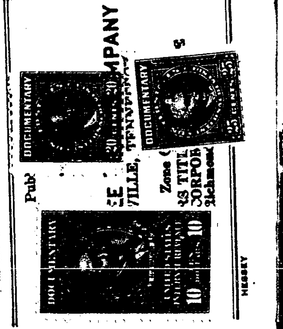
WARRANTY DEED

FROM Romey Bryson Ballew, etux

TO Carl G Eakes, etux

(Please put in Murphree Mtg box)

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 5 day of FEB 1953
at 11:52 o'clock A.M. Page 429
Recorded in Book 2129 Page
Recording Fee $2.00
JAMES P. WILSON, Register
M. McKinley Dep. Reg.



G 425