2141

ATTORNEY

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, receipt of which is hereby acknowledged, and the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note in the original amount of $9,250.00, dated Oct. 7, 1950, with 4% interest, executed by the grantors herein, payable to Guaranty Mortgage Company of Nashville in monthly installments as set forth therein, and secured by deed of trust of record in Book 1897, page 249, Register's Office for Davidson County, Tennessee, said note having been assigned by instrument of record in Book 1922, page 593, to Mutual Benefit Life Insurance Company, - - - -

We, Richard Owen White and wife, Vernette S. White,

have bargained and sold, and by these presents do transfer and convey unto the said HOWARD L. AUSTIN and wife, NELLIE B. AUSTIN,

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. 14 and all of Lot No. 15 except a triangular strip out of the southeast corner, on the Map of a Resubdivision of Certain Lots in I. C. McMahan's Maplewood Tract, as of record in Book 547, page 144, Register's Office for said County.
Said lots adjoin and front together 90 feet on the north side of Matthews Avenue and run back between lines, 160.3 feet on the east line of said part of Lot 15, and 160 feet on the west line of Lot 14, along the east margin of Richland Street, to a dead line in the rear, measuring 100 feet thereon.
Being the same property conveyed to Richard Owen White and wife, Vernette S. White, by deed from Walter Young and wife, of record in Book 1906, page 173, 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 Howard L. Austin and wife, Nellie B. Austin, their heirs and assigns, forever.

And we do covenant with the said grantees herein, 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 herein set out, and by 1953 taxes.

And we, the grantors herein, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees herein, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 1st day of April, 1953.

Richard Owen White

Vernette S. White

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Frances M. Phillips, a Notary Public in and for said County and State, the within named Richard Owen White and wife, Vernette S. White, 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 6th day of April, 1953.

Commission expires April 7, 1953

Frances M. Phillips
Notary Public

WARRANTY DEED
G-8892h - mk
FROM
RICHARD OWEN WHITE ET UX
95369
TO
HOWARD L. AUSTIN ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received APR 6 1953
at 2:45 P.M.
Noted in Book 20 Page 207
Recorded in Book 2120 Page 87
Recording Fee
JAMES H. WILSON, Register
By

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