K 2141

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 recipt of which is hereby acknowledged,

we, Curtis R. Galloway and wife, Sarah Rice Galloway,

have bargained and sold, and by these presents do transfer and convey unto the said J. JEROME S'LLIVAN and wife, CHARLOTTE M. S'LLIVAN, 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. 75 on the Map of Southmeade, as of record in Book 1835, pages 118 and 119, Register's Office for said County.

Said Lot 75 fronts 173.7 feet on the easterly side of Kenilwood Drive and runs back between lines, 273 feet on the northerly line and 280 feet on the southerly line to a dead line in the rear on which it measures 160.6 feet.

Being part of the property conveyed to Curtis R. Galloway by deed from Albert G. Morris, Trustee, of record in Book 2102, page 295, Register's Office for said County.

The above described property is conveyed subject to restrictive covenants of record in Book 1788, page 108, in Book 1788, page 105, and restrictions in Book 2044, page 31, as amended by instrument in Book 2046, page 541, all of record in the 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 J. Jerome Sullivan and wife, Charlotte M. Sullivan, their

heirs and assigns, forever.

And we do covenant with the said J. Jerome Sullivan and wife, Charlotte M. Sullivan

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 by 1953 taxes which the grantees herein assume and agree to pay.

And we, Curtis R. Galloway and wife, Sarah Rice Galloway

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said J. Jerome Sullivan and wife, Charlotte M. Sullivan, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 2nd day of April, 19 53.

Curtis R Galloway

Sarah Rice Galloway

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jno. C. Jeffords, a Notary Public in and for said County and State, the within named Curtis R. Galloway and wife, Sarah Rice Galloway

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 10th day of April, 19 53.

Commission expires July 15th 1956

Jno. C. Jeffords Notary Public State at Large

WARRANTY DEED

G-68970 dh FROM

CURTIS R. GALLOWAY ET UX

96129

TO

J. JEROME SULLIVAN ET UX

RETURN TO [illegible]

PLEASE PUT IN [illegible] TITLE CO, BOX

13 53

234 APR 8 0 110

200

[illegible]

[illegible] COMPANY

[illegible] INSURANCE

[illegible] poration

[illegible]

G 627