2142

For and in consideration of the sum of $ 12,250.00

TWELVE THOUSAND TWO HUNDRED FIFTY AND NO/100 DOLLARS

Of which ($5422.88) FIVE THOUSAND FOUR HUNDRED TWENTY-TWO AND 88/100 DOLLARS has been paid in cash by Harry A. Burkitt and wife, Eleanor McMurry Burkitt, the receipt of which is hereby acknowledged, and for the balance assume and agree to pay the unpaid principal balance of a note secured by a Deed of Trust, of record in Book 1525, page 401, R. O. D. C. Tennessee. Said note dated September 17, 1947 for $8500.00 with 5% interest, both principal and interest payable $67.22 monthly. The principal balance having been reduced to $6827.12.

We, B. A. Moore and wife, Mattie H. Moore have bargained and sold, and by these presents do transfer and convey unto the said Harry A. Burkitt and wife, Eleanor McMurry Burkitt Their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 6th, formerly 8th, Civil District of Davidson County, Tennessee, being the west one-half of lot No. 10 on the unrecorded plan of the Subdivision of the Baxter 110-Acre Tract of land East of Franklin Pike, described according to a survey made by Erle Drake, County Surveyor, January 10, 1918, as follows:
Beginning at a point in the center line of Baxter Avenue, 1022.6 feet easterly from the intersection of the center line of said Avenue and the center line of Old Franklin Pike; thence with the center of said Avenue, South 85° East 222.8 feet to a point; thence South 5° West 488.8 feet to a point in the northern Boundary line of Lot 17 on said plan; thence with the line between said lots 10 and 17, north 85° west 222.8 feet to the common corner of Lots 9, 10, 16 and 17; thence with the line between said lots 9 and 10, North 5° east 488.8 feet to the beginning, containing 2.5 acres, more or less.
Being the same property conveyed to B. A. Moore and wife, Mattie H. Moore, by deed from Dorothy Hutcheson Craig, widow, of record in Book 1518, page 433, 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 Harry A. Burkitt and wife, Eleanor McMurry Burkitt their heirs and assigns, forever.

And We do covenant with the said Harry A. Burkitt and wife, Eleanor McMurry Burkitt 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 Stated, and taxes for 1953 which Grantees Assumes.

And We, B. A. Moore and wife, Mattie H. Moore do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Harry A. Burkitt and wife, Eleanor McMurry Burkitt their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 13th day of April, 19 53

B A Moore

Mattie H Moore

STATE OF TENNESSEE
Davidson County

Personally appeared before me, James P. Wilson, a Notary Public in and for said County and State, the within named B. A. Moore and Mattie H. Moore

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 13th. day of April, 19 53.

Commission expires July 6, 1954

James P. Wilson
Notary Public

96625

WARRANTY DEED

FROM

B. A. MOORE, ET UX

TO

HARRY A. BURKITT, ET UX

STATE OF TENNESSEE
DAVIDSON COUNTY
Received APR 17 1953
at 1:40 P.M. and recorded in Book 2200
Page 133
JAMES P. WILSON, REGISTER
C M Crawley

Published by

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