K 2152

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of Ten & NO/100ths - - - - - - - - - - - - - - - - - -
(10.00) DOLLARS
cash in hand paid by CHARLES K. GRICE and wife, BESSIE B. GRICE, and other good and valuable considerations, the receipt of which is hereby acknowledged.

BOND LUMBER COMPANY, a North Dakota Corporation,

have bargained and sold, and by these presents do transfer and convey unto the said CHARLES K. GRICE and wife, BESSIE B. GRICE, 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 24th Ward of the City of Nashville, Davidson County, Tennessee, being the westerly 48 feet of the easterly 50 feet of the northerly half of Lot 30 on the plan of Belair, as of record in Book 332, page 6, Register's Office for said County. According to a survey dated October 8, 1928 made by W. B. Southgate, Surveyor, said part of Lot 30 fronts 48 feet on the southerly side of West Linden Avenue, formerly Sunset Avenue, as widened, and runs back between parallel lines, 164 feet, more or less, to Sarah Wadley, formerly A. C. Williams' northerly line.
Being the same property conveyed to BOND LUMBER COMPANY, a North Dakota Corporation, by deed from Mona Nannie and husband, of record in Book 2145, page 287, said Register's Office.

Taxes for 1953 to be paid by purchasers, same having been pro-rated as of date hereof.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said CHARLES K. GRICE and wife, BESSIE B. GRICE, their heirs and assigns, forever.
And BOND LUMBER COMPANY, a NORTH DAKOTA CORPORATION, do covenant with the said CHARLES K. GRICE and wife, BESSIE B. GRICE that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And BOND LUMBER COMPANY, do further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said CHARLES K. GRICE and wife, BESSIE B. GRICE their heirs and assigns against the lawful claims of all persons, whomsoever.
IN WITNESS, WHEREOF, the said BOND LUMBER COMPANY, has caused its name to be subscribed hereto by its PRESIDENT AND TREASURER, this 23 day of June, 19 53.

BOND LUMBER COMPANY
By Charles F. Bond President
By Grace Blair Bond Treasurer

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____, the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.
Witness my hand and official seal at office, this _____ day of _____, 19____.
Commission expires _____ Notary Public

G 53