2158

For and in consideration of the sum of ---- One and No/100---------- DOLLARS

and the assumption of the unpaid balance of the second note described in the deed as shown of record in Book 1756, page 18, R.O.D.C, Tennessee,

I, Boyce Kinnard, an unmarried man

have bargained and sold, and by these presents do transfer and convey unto the said W. S. Holiday and wife, Louise E. Holiday their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the westerly 28.5 feet of the Northerly 75 feet of Lot. No. 382 on the Map of McGavock, Wetmore and others' 2nd Addition to Nashville, called the "Town of McGavock", as of record in Book 21, page 41, Register's Office for said County.

Beginning at a point in the Southerly margin of Cockrill Street and the easterly margin of a 16 foot alley, said point being 170 feet westerly of the west margin of 17th Avenue North, running thence with the Southerly margin of Cockrill Street N. 52° E. 28.5 feet to a point, thence S. 38° E. 75 feet to the north margin of an alley, thence with the north margin of said alley 28.5 feet to the easterly margin of an alley, thence with said alley N. 38° W. 75 feet to the point of beginning. All in accordance with the survey and plat by Morris H. Mickerson August 20, 1949. And being the same property conveyed to Boyce Kinnard by deed of record in Book 175 , page 19, R.O.D.C., 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 W. S. Holiday and wife, Louise E. Holiday their heirs and assigns, forever.

And do convenant with the said W. S. Holiday and wife, Louise E. Holiday that I am 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 below

And

do further convenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said W. S. Holiday and wife, Louise E. Holiday their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 28th day of August, 1953.

Boyce Kinnard

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Evelyn K. Lamb, a Notary Public in and for said County and State, the within named Boyce Kinnard

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 28th day of August, 1953

Commission expires 7/23/57

Evelyn K. Lamb
Notary Public

108698

WARRANTY DEED

FROM Boyce Kinnard

TO W. S. Holiday at ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 28 day of Aug 1953 at 11:25 o'clock A.M.
Noted in Book 82 Page 681
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By Mc Gruder Dpt. Reg.

The Security Title Co.
Titles Guaranteed
Abstracts of Titles
223 Third Ave., North
NASHVILLE, TENN.

497