K 2247

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of $13,750.00 *
* * THIRTEEN THOUSAND SEVEN HUNDRED FIFTY AND NO/100 * * **DOLLARS**

of which amount Seven Hundred Fifty and No/100 ($750.00) Dollars has been paid in cash by W. O. Greene and wife, Vonceil J. Greene to Fidelity Federal Savings & Loan Association of Nashville, the receipt of which is hereby acknowledged, and for the remainder of Thirteen Thousand ($13,000.00) Dollars, the said W. O. Greene and wife, Vonceil J. Greene, have executed their promissory note in the principal sum of Thirteen Thousand ($13,000.00) Dollars with interest at the rate of five per cent per annum, payable to Fidelity Federal Savings & Loan Association of Nashville in monthly installments of Eight-five and 80/100 ($85.80) Dollars, first payment becoming due thirty days from this date, and one additional payment monthly thereafter until the entire amount of principal and interest have been fully paid, and to secure the payment of which a vendor's lien is expressly retained on the property herein conveyed.

We, Fidelity Federal Savings & Loan Association of Nashville,

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** W. O. Greene and wife, Vonceil J. Greene

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. 5 on the Map of a Resubdivision of Part of Royal Oaks, as of record in Book 1424, page 31, Register's Office for Davidson County, Tennessee.

Said lot No. 5 fronts 150 feet on the southerly side of Iroquois Place and runs back 264.6 feet on the easterly line and 305.6 feet on the westerly line, to a dead line, measuring 151.5 feet thereon.

Being part of the property conveyed to Fidelity Federal Savings and Loan Association of Nashville, by deed from Louis Leftwich, Jr., Trustee, of record in Book 2146, page 353, 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. O. Greene and wife, Vonceil J. Greene their **heirs and assigns, forever.**

And it does **covenant with the said** W. O. Greene and wife, Vonceil J. Greene 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 Fidelity Federal Savings & Loan Association of Nashville, does **further covenant and bind** itself, its successors and assigns, **to warrant and forever defend the title to the said land to the said** W. O. Greene and wife, Vonceil J. Greene their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** s **this** 4th **day of** February, 19 54

Attest:

Stanley D. Overton
Secretary

FIDELITY FEDERAL SAVINGS & LOAN ASSOCIATION OF NASHVILLE

By H. T. Crumpacker
Executive Vice President

PG 365