K 2282

For and in consideration of the sum of $10.00 -

Ten and No/100 - DOLLARS

Cash in hand paid by Robert W. O'Leary and wife, Ruth Price O'Leary and other good and valuable considerations the receipt and sufficiency of all of which is hereby acknowledged,

We, Sam Garfinkle, Trustee, Sam Garfinkle and wife, Eva Garfinkle,

have bargained and sold, and by these presents do transfer and convey unto the said Robert W. O'Leary and wife, Ruth Price O'Leary 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. 10 of Block No. 8 on the Plan of Stokes Tract as of record in Book 974, page 24, Register's Office for said County.
Said Lot No. 10 fronts 100 feet on the southerly side of Oxford Road and runs back between parallel lines 200 feet to a dead line.
Being the same property conveyed to Sam Garfinkle, Trustee, by deed from W. T. Clark, of record in Book 1160, page 330, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Robert W. O'Leary and wife Ruth Price O'Leary their heirs and assigns, forever.

And we do covenant with the said Robert W. O'Leary and wife Ruth Price O'Leary 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 taxes for 1954 which have been prorated and are hereby assumed by the grantees herein.

And We, Sam Garfinkle, Trustee, Sam Garfinkle and wife, Eva Garfinkle do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Robert W. O'Leary and wife, Ruth Price O'Leary their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 21st day of June, 1954

Sam Garfinkle, Trustee
Sam Garfinkle
Eva Garfinkle

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Julia F. Williamson, a Notary Public in and for said County and State, the within named Sam Garfinkle, Trustee, Sam Garfinkle and wife, Eva Garfinkle

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

Witness my public and official seal at office, this 21st day of June, 1954

Commission expires April 5, 1955

Julia F. Williamson
Notary Public

22289

WARRANTY

FROM Sam Garfinkle, Trustee; Sam Garfinkle, and Eva Garfinkle

TO Robert W. O'Leary and wife, Ruth Price O'Leary

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 21 JUN 1954 at 11:44 o'clock A.M.
Recorded in Book 83 Page 195
Recording Fee $2.00
Register

REAL ESTATE INSURANCE BOLLING & HINRICHS

Form 104-A C. & P. Co.

G 513