BK 2290

For and in consideration of the sum of $ 10.00

----------TEN AND NO/100---------- DOLLARS

cash in hand paid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, and the further consideration that the grantees assume and agree to pay the remaining unpaid balance of $9,618.57, of a note in the original amount of $10,000.00, dated August 17, 1953, executed by the grantor herein, payable to First Mortgage Company, with interest at 5% per annum, both principal and interest payable in monthly installments as set out therein, and secured by a deed of trust of record in Book 2213, page 187, Register's Office for Davidson County, Tennessee,

I, J. Ries Trathen, a widower

have bargained and sold, and by these presents do transfer and convey unto the said WILLIAM ROGERS and wife, MARJORIE P. ROGERS, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the Easterly 80 feet of Lot No. 237 on the Plan of Belmont Land Co's Plan, called "Belmont Heights", as of record in Book 421, page 34, Register's Office for said County.
Said part of said lot fronts 80 feet on the northerly side of Sweetbrier Avenue and runs back between parallel lines 175 feet to an alley in the rear.

Being the same property conveyed to J. Ries Trathen and wife, Goebel Kington Trathen, by deed from Metropolitan Life Insurance Company, of record in Book 1255, page 672, said Register's Office, the said Goebel Kington Trathen having since died.
The above described property is conveyed subject to restrictive covenants of record in Book 445, page 554, and in Book 723, page 323, 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 William Rogers and wife, Marjorie P. Rogers, their heirs and assigns, forever.

And I do covenant with the said William Rogers and wife, Marjorie P. Rogers 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-above set out, and by all 1954 taxes which the grantees herein assume and agree to pay.

And I, J. Ries Trathen, a widower do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said William Rogers and wife, Marjorie P. Rogers, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 10 day of July, 1954.

J. Ries Trathen

STATE OF TENNESSEE
Davidson County

Personally appeared before me, L. W. Carney, a Notary Public in and for said County and State, the within named J. Ries Trathen, a widower

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 Nashville, Tennessee, this 10 day of July, 1954

Commission expires February 24, 1957

L. W. Carney
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

FROM J. RIES TRATHEN, A WIDOWER

TO WILLIAM ROGERS ET UX

24918

95256 dh

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record JUL 12 1954 at 4:22 P.M.
Recorded in Book 2290 Page 87
Recording Fee $2.00
WILLIAM A. HUDSON, Register
By

INDEXED

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