K 2296

For and in consideration of the sum of $ 10.00 - - - - - - - - - - - - - - - - - - -

TEN AND --00/100 DOLLARS

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Lamar Armstrong and wife, Evelyn G. Armstrong have bargained and sold, and by these presents do transfer and convey unto the said Jewel Bracey Holt, Jr. and wife, Phillis Dobbyn Holt, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County County, Tennessee, being Lot No. 90 on the Map of Woodmont Boulevard Section of Marengo Park, of record in Book 1130, page 2, Register's Office for said County.

Said Lot 90 fronts 75 feet on the southerly side of Winston Place and runs back between parallel lines 172 feet to a dead line.

Being the same property conveyed to Lamar Armstrong and wife, Evelyn G. Armstrong, by deed from Young Devereaux and wife, of record in Book 1942, page 317, said Register's Office.

The said purchasers agree to assume and pay a Deed of Trust executed by Lamar Armstrong and wife, to Ferriss C. Bailey, Trustee, of record in Book 1934, Page 49, Register's Office for said County, and the present unpaid principal balance being in the sum of $6,910.98.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jewel Bracey Holt, Jr. and wife, Phillis Dobbyn Holt, their heirs and assigns, forever.

And we do covenant with the said Jewel Bracey Holt, Jr. and wife, Phillis Dobbyn Holt 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 as herein stated. And We, Lamar Armstrong and wife, Evelyn G. Armstrong do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jewel Bracey Holt, Jr. and wife, Phillis Dobbyn Holt, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 31st day of August, 1954.

Lamar Armstrong

Evelyn G. Armstrong

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Homer McEwen, a Notary Public in and for said County and State, the within named Lamar Armstrong and wife, Evelyn G. Armstrong, the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of August, 1954

Commission expires Oct 5 1954

Homer McEwen
Notary Public

TENN. LAND TITLE ASSN. DOCUMENTARY INTERNAL REVENUE 31 NY

Published by

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY } 1 day
Received for record
SEP A 1954
at 11:35 o'clock A M.
and recorded in Book 2296 Page 252
Recording Fee $2.00
Witness my hand in office
Clerk and Master
By M. McKinney
Dpty. Reg.

FILE: HOMER McEWEN

WARRANTY DEED

FROM
LAMAR ARMSTRONG, ET UX

30:56

TO
JEWEL BRACEY HOLT, JR., ET UX

G 256