K 2296

WARRANTY DEED | Form 1001 | Published by Tennessee Title Company

For and in consideration of the sum of $

TEN & 00/100 ($10.00)- DOLLARS

cash in hand paid by Malcolm S. Poteat and wife, Mary Lewis Poteat, and for other good and valuable considerations, the receipt of which is hereby acknowledged, we,

J. E. GENTRY and SYD W. OLIVER,

have bargained and sold, and by these presents do transfer and convey unto the said MALCOLM S. POTEAT and wife, MARY LEWIS POTEAT,

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 part of a lot marked "Commercial" on the Subdivision of Miro Meadows, as of record in Book 1424, pages 94 and 95 of the Register's Office for said County, and described as follows:
BEGINNING at a concrete monument in the Northerly margin of Vultee Boulevard at its intersection with McGavock Pike; thence with the margin of said Boulevard, North 86° 48' West 90 feet to a point; thence North 3° 15' East 180 feet to a point in the Southerly margin of a 20-foot alley; thence with the margin of said alley, South 86° 48' East 90 feet to a concrete monument at the beginning of a curve; thence around said curve, Southeasterly 31.43 feet to another concrete monument set in the westerly margin of McGavock Pike; thence with the margin of the same South 3° 15' West 140 feet to another concrete monument at the beginning of a curve; thence around said curve, Southwesterly 31.40 feet to the beginning.
Being property vested in J. E. Gentry, a one-half interest by deed from H. H. Richardson, Trustee, of record in Book 2271, page 623, and in Syd W. Oliver, a one-half undivided interest, by deed from J. E. Gentry and wife, of record in Book 2290, page 503, 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 Malcolm S. Poteat and wife, Mary Lewis Poteat, their heirs and assigns, forever.

And we do covenant with the said Malcolm S. Poteat and wife, Mary Lewis Poteat, 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.

And we, J. E. Gentry and Syd W. Oliver do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Malcolm S. Poteat and wife, Mary Lewis Poteat, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 30th day of July, 1954.

J E Gentry
J. E. Gentry

Syd W Oliver
Syd W. Oliver

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ethel Hill, a Notary Public in and for said County and State, the within named J. E. GENTRY and SYD W. OLIVER

the bargainors, 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 30 day of July, 1954

Commission expires My Commission Expires Nov. 20, 1957

Ethel Hill
Notary Public

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