K 2332

For and in consideration of the sum of $ Twelve Hundred Fifty ($1250.00) and 00/100 DOLLARS

cash in hand to us paid, the receipt of which is hereby acknowledged, and the further assumption of a 1st mortgage in the principal balance of $5112.19 payable at Kimbrough Phillips Co.

we, Charles L. Dinkins and wife, Ann W. Dinkins have bargained and sold, and by these presents do transfer and convey unto the said L. J. Gunn and wife, Emma Mae Gunn 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, Tennessee, being Lot No. 4 on the Map of University Heights, Section 1, as of record in Book 1424, Page 105, Register's Office for said County.
Said Lot No. 4 fronts 50 feet on the westerly side of 39th Avenue North and runs back between parallel lines 110 feet to a dead line.
Being the same property conveyed to Charles L. Dinkins and wife, Ann W. Dinkins, by deed from Walker Homes Company, of record in Book 1729, page 589, 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 L. J. Gunn and wife, Emma Mae Gunn their heirs and assigns, forever.

And we do covenant with the said L. J. Gunn and wife, Emma Mae Gunn 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, Charles L. Dinkins and wife, Ann W. Dinkins do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said L. J. Gunn and wife, Emma Mae Gunn their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 12th day of November, 1954.

Charles L Dinkins

STATE OF TENNESSEE
Davidson County

Personally appeared before me, E. J. CAMPBELL, a Notary Public in and for said County and State, the within named Charles L. Dinkins and wife, Ann W. Dinkins 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 12th day of November, 1954

Commission expires Oct 2 1956

E J Campbell
Notary Public

39199 WARRANTY DEED

FROM Charles L. Dinkins et ux

TO L. J. Gunn et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received this 17 day of NOV 1954 at 3:57 P.M. and recorded in Book 2332 page 535
Fee $2.00
Register

Published by TGT
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

LAWYER'S EDITION

HEGGEY

PG 535