K 2341

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,

we, W. Mack Cox and wife, Tessie Aline Cox,

have bargained and sold, and by these presents do transfer and convey unto the said Leon Beasley and wife, Eula Mae Beasley, 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 50 feet of the Westerly 150 feet of the North 1/2 of Block 35, on the Map of Charlotte Park Company's First Addition, as of record in Book 57, page 103, Register's Office for said County.

Said part of said block fronts 50 feet on the south side of Elkins Avenue and runs back between parallel lines, parallel to and 100 feet east of the east margin of 50th Avenue North, 180 feet to an alley.

Being the same property conveyed to W. Mack Cox and wife, Tessie Aline Cox, by deed from Wendell Smith and husband, of record in Book 1975, page 297, 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 Leon Beasley and wife, Eula Mae Beasley, their heirs and assigns, forever.

And we do covenant with the said Leon Beasley and wife, Eula Mae Beasley 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 by all 1955 taxes, which the grantees herein assume and agree to pay.

And we, W. Mack Cox and wife, Tessie Aline Cox do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Leon Beasley and wife, Eula Mae Beasley, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 31st day of January, 19 55.

W. Mack Cox

Tessie Aline Cox

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jno. C. Jeffords, a Notary Public in and for said County and State, the within named W. Mack Cox and wife, Tessie Aline Cox

the bargainer, 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 January, 19 55

Commission expires July 15th, 1956.

Notary Public, State-At-Large.

WARRANTY DEED

G-9891 dh FROM W. MACK COX ET UX

45807

TO LEON BEASLEY ET UX

RETURN TO TENNESSEE TITLE CO., BOX

STATE OF TENNESSEE, DAVIDSON COUNTY

Received for record this 1 day of FEB 1955 at 11 o'clock P M. and recorded in Book 2341 Page 182

Recording Fee $2.00

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

Zone Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia

G 233