K 2395

WARRANTY DEED — R. E. FOLK, JR., FORM — **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of
- - - Ten and No/100 - - - DOLLARS ($ 10.00),

cash in hand paid by Oscar W. Zimmerlee and wife, Mellie D. Zimmerlee, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, and for further consideration the said Oscar W. Zimmerlee and wife, Mellie D. Zimmerlee, have assumed and agree to pay an indebtedness of $7,752.47, which indebtedness is the unpaid principal balance of one note dated June 16, 1950, in the original principal sum of $9,000.00, and is secured by a deed of trust executed by James Porter Brent and wife, Mildred Inman Brent, to Miller Kimbrough, Trustee, of record in Book 1845, page 71, Register's Office for Davidson County, Tennessee,

we, James Porter Brent and wife, Mildred Inman Brent,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

OSCAR W. ZIMMERLEE and wife, MELLIE D. ZIMMERLEE,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land near Nashville in Davidson County, Tennessee, being Lot No. 111 on the Map of Rolling Acres, as of record in Book 1130, page 34, Register's Office for said County.

Said Lot No. 111 fronts 70 feet on the southerly side of Shady Lane and runs back 169.6 feet on the westerly line and 109.3 feet on the easterly line, to a dead line in the rear, measuring 128 feet thereon.

Being the same property conveyed to James Porter Brent and wife, Mildred Inman Brent, by deed from W. C. Gaines and wife, Martha W. Gaines, of record in Book 1851, page 566, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as stated hereinabove, and 1955 taxes which have been prorated.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 9th day of April, 1955.

James Porter Brent

Mildred Inman Brent

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Weldon M. Tibbs, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named James Porter Brent and wife, Mildred Inman Brent,

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 the 9th day of April, 1955.

Weldon M. Tibbs, Jr.
Notary Public

My commission expires: 9-55

WARRANTY DEED
From
James Porter Brent, et ux
53165
To
Oscar W. Zimmerlee, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record April 18 1955
at 2:40 o'clock P.M. and recorded in Book 2490 Page 118
Fee $2.00
Register

TITLE COMPANY
"Insured Title"
NASHVILLE, TENNESSEE

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