K 2397

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, Walter H. Steele and wife, Nina A. Steele

have bargained and sold, and by these presents do transfer and convey unto the said Delmer A. Boyce and wife, Dorothy T. Boyce, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the North one-half of Lot No. 23 on the Map of Geo. W. Blair's Revised Subdivision of Belmont Park Place, as of record in Book 421, pages 118 and 119, Register's Office for said County.

Said part of said lot fronts 125 feet on the east side of Belmont Boulevard and runs back between parallel lines as measured from the center line of Belmont Boulevard 275 feet to the center line of an alley.

Being part of the property conveyed to Walter H. Steele and wife, Nina L. Steele, by two deeds from O. T. Moran and wife, of record in Book 613, page 696, and in Book 633, page 77, 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 Delmer A. Boyce and wife, Dorothy T. Boyce, their heirs and assigns, forever.

And we do covenant with the said Delmer A. Boyce and wife, Dorothy T. Boyce 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 1955 taxes, which the grantees herein assume and agree to pay.

And we, Walter H. Steele and wife, Nina A. Steele do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Delmer A. Boyce and wife, Dorothy T. Boyce, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 26th day of February, 19 55.

Walter H. Steele
Walter H. Steele

Nina A. Steele
Nina A. Steele

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Mary Ann Nichols, a Notary Public in and for said County and State, the within named Walter H. Steele and wife, Nina A. Steele

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 26th day of February, 19 55

Commission expires 7/20/57.

Mary Ann Nichols
Notary Public

55449

WARRANTY DEED

G-100113 dh FROM WALTER H. STEELE ET UX

TO DELMER A. BOYCE ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record MAY 3 1955
at 10:15 o'clock A.M.
Noted in Book 2321 Page 432
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By M. C. Gray D.C.

DOCUMENTARY 20 INTERNAL REVENUE

TENNESSEE COMPANY
NNESSEE

LA[illegible] INSURANCE CORPORATION of Richmond, Virginia

HERSEY

K 433