K 2439

For and in consideration of the sum of ($10.00)

TEN & NO/100- DOLLARS

CASH in hand paid by James Benjamin Shepherd and wife, Betty R. Strong Shepherd, and other good and valuable consideration, the receipt of which is hereby acknowledged,

We, Clarence E. Elrod and wife, Elaine C. Elrod,

have bargained and sold, and by these presents do transfer and convey unto the said JAMES BENJAMIN SHEPHERD AND WIFE, BETTY R. STRONG SHEPHERD,

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.620 on the Map of Cloverhill Subdivision, Section VIII, as of record in Book 2331, pages 10 and 11, Register's Office for Davidson County, Tennessee.

Said Lot No. 620 fronts 65 feet on the northeasterly side of Templewood Court, and runs back between lines 180 feet on the northwesterly side and 198 feet on the southeasterly side, to an irregular line in the rear, measuring 115 feet thereon.

Being part of the property conveyed to Clarence E. Elrod and wife, Elaine C. Elrod, by deed from J. R. Coarsey, Trustee, of record in Book 2340, page 576, 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 said James Benjamin Shepherd and wife, Betty R. Strong Shepherd, their heirs and assigns, forever.

And we do covenant with the said James Benjamin Shepherd and wife, Betty R. Strong Shepherd 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, Clarence E. Elrod and wife, Elaine C. Elrod do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James Benjamin Shepherd and wife, Betty R. Strong Shepherd, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 2nd day of July, 1955

Clarence E. Elrod

Elaine C. Elrod

STATE OF TENNESSEE
Davidson County

Personally appeared before me, John C. Jefferis, Jr., a Notary Public in and for said County and State, the within named Clarence E. Elrod and wife, Elaine C. Elrod

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 office, this 2nd day of July, 1955

Commission expires [illegible], 1956

Notary Public

750.00

WARRANTY DEED

FROM

CLARENCE E. ELROD AND WIFE,
ELAINE C. ELROD

63334

TO

JAMES BENJAMIN SHEPHERD AND WIFE,
BETTY R. STRONG SHEPHERD

FIDELITY FEDERAL SAVINGS AND
LOAN ASSOCIATION OF NASHVILLE
NASHVILLE 3, TENN.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 7 day of JUL A.D. 1955
at 1234 Noted in Book 84 Page 354
Recorded in Book Page
Recording Fee $2.00
JAMES H. WILSON, Register
By Dpt. Reg.

Company

PG 575