K 2446

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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, receipt of which is hereby acknowledged, and the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of $7300.78, of a note executed by Chester R. Green and wife, Doris M. Green, dated May 16, 1951, payable to First Federal Savings & Loan Association, for the original amount of $9900.00, with interest at 4% per annum and a 1% per annum service fee; principal, interest and service fee, all payable $78.29 monthly and secured by Deed of Trust of record in Book 1755, page 553, Register's Office for Davidson County, Tennessee,

we, Lee M. Clarkson and wife, Bessie W. Clarkson,

have bargained and sold, and by these presents do transfer and convey unto the said Carl A. Guyn and wife, Isabelle V. Guyn

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

Being Lot No. 13 on the Map of Bransford Realty Company's Belle Meade Golf Links Subdivision, of record in Book 461, pages 94 and 95, Register's Office for said County. Said Lot No. 13 fronts 60 feet on the northeasterly side of Westover Drive and runs back between parallel lines 210 feet to a dead line.
Being the same property conveyed to Lee M. Clarkson and wife, Bessie W. Clarkson, by deed from Chester R. Green and wife, as of record in Book 4154, page 147, 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 Carl A. Guyn and wife, Isabelle V. Guyn their heirs and assigns, forever.

And we do covenant with the said Carl A. Guyn and wife, Isabelle V. Guyn 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 1/1 taxes which the grantees herein assume and agree to pay, and as herein set out.

And we, the grantors herein do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees herein their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand this 1st day of June, 19 51.

Lee M. Clarkson
Bessie W. Clarkson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ann Hall, a Notary Public in and for said County and State, the within named Lee M. Clarkson and wife, Bessie W. Clarkson, the bargainor, 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 1st day of June, 19 51.

Commission expires 1-20-52

Ann Hall
Notary Public

WARRANTY DEED
FROM Lee M. Clarkson et ux
TO Carl A. Guyn et ux
6215

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