K 2480

WARRANTY DEED G-4466 — R. F. FOLK, JR., FORM — **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of TEN*** DOLLARS ($10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

AMANDA YOKLEY DWYER,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto ALICE FURYEAR TALBOT, for her sole and separate use,

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:

Being Lot No. 59 on the Map of Eastdale Place, as of record in Book 547, pages 29 and 30, Register's Office for Davidson County, Tennessee.

Said Lot No. 59 fronts 100 feet on the northerly side of Riverwood Drive and runs back between parallel lines, 200 feet to a dead line.

Being the same property conveyed to Amanda Yokley Dwyer, to her sole and separate estate, by deed from Robert W. Gregory and wife, Helen L. Gregory, of record in Book 2277, page 53, in the 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.

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 18th day of Oct., 1955.

Amanda Yokley Dwyer.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Margaret N. Yarbrough, a Notary Public in and for the State and County aforesaid, personally appeared the within named Amanda Yokley Dwyer, the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 18th day of October, 1955.

Margaret N. Yarbrough
Notary Public

My commission expires: Jan. 28, 1957

WARRANTY DEED
From AMANDA YOKLEY DWYER
76086
To ALICE FURYEAR TALBOT

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 21 day of OCT A.D. 1955
at 2:21 o'clock P.M. and recorded in Book 3547 Page 82
Recording Fee $1.00
JAMES P. WILSON, Register
By [illegible] D.C.

$3.75