K 2494

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 and other good and valuable considerations paid to us by the purchasers, the receipt of which is hereby acknowledged, and in addition, this conveyance is made subject to an indebtedness of record in Book 2433, page 117, Register's Office for Davidson County, Tennessee, and made payable to the Guaranty Mortgage Company of Nashville.

We, David H. Ramsey and wife Joan A. Ramsey

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto George H. Boyles and wife Carolyn Boyles

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 in Davidson County, Tennessee, being Lot No. 186 on the Map of Crieve Hall Estates, Section II, as of record in Book 2133, page 45, said Register's Office.

Said lot No. 186 fronts 129.61 feet on the westerly side of Trousdale Drive, and runs back between lines, 100 feet on the northerly side of 143.6 feet on the southerly side to a broken line in the rear on which it measures 151.3 feet.

Being the same property conveyed to David H. Ramsey and wife, Joan A. Ramsey, by deed from John B. Downey and wife, Mariam T. Downey, of record in Book 2117, page 90, Register's Office for Davidson County, Tennessee.

This conveyance subject to restrictive covenants and easements as of record.

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 heretofore shown

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 28 day of July, 1956.

David H. Ramsey

Joan A. Ramsey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mary T. Mayo, a Notary Public in and for the State and County aforesaid, personally appeared the within named David H. Ramsey and wife Joan A. Ramsey

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 28 day of July, 1956.

My commission expires: Nov. 18, 1959

Mary T. Mayo
Notary Public

WARRANTY DEED

From David H. Ramsey, et ux

To George H. Boyles, et ux

88783

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 29 day of July A.D. 1956 at 3:58 o'clock P.M.
Noted in Book 2433 Page 614
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By M. C. Young D.C.

NASHVILLE TITLE COMPANY
"A Guaranteed Title"
NASHVILLE, TENNESSEE

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