K 2496

For and in consideration of the sum of 10.00

TEN AND NO/100 - - - - - - - - - - - - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, J. R. Coarsey, Trustee

have bargained and sold, and by these presents do transfer and convey unto the said Martin F. Walker and wife, Gladys Walker, their

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

Land in the Second Civil District of Davidson County, Tennessee, being Lot No. 26 on the Map of Seven Oaks, Section 2, as of record in Book 2133, page 36, R.O.D.C., Tennessee.

Said Lot No. 26 fronts 100 feet on the northerly side of Pineway Drive, and extends back 476.4 on the westerly line and 420.5 feet on the easterly line, to a dead line in the rear (and irregular line) on which it measures 114.53 feet.

Being part of the property conveyed to J. R. Coarsey, Trustee, by deed from Mrs. Anna Cole Weaver, et als, of record in Book 2040, page 510, R.O.D.C., Tennessee.

Restrictions and easements of record in Book 2133, page 36, and in Book 2087, page 183, R.O.D.C., 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 Martin F. Walker and wife, Gladys Walker their heirs and assigns, forever.

And I do covenant with the said Martin F. Walker and wife, Gladys Walker that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered. 1956 taxes prorated and are hereby assumed by the purchasers.

And I, J. R. Coarsey, Trustee do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Martin F. Walker and wife, Gladys Walker their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 9th day of March, 1956

J R Coarsey Trustee

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Nola Vandergriff, a Notary Public in and for said County and State, the within named J. R. Coarsey, Trustee

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained

Witness my hand and official seal at office, this 9th day of March

Commission expires My Commission Expires Jan. 25, 1958

Nola Vandergriff
Notary Public

WARRANTY DEED
FROM J. R. Coarsey, Trustee
90634
TO Martin F. Walker et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 20 day of MAR A.D. 1956 at 2:47 o'clock P.M.
Noted in Book 2147 Page 247
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By Dep. Reg.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

PG 607