K 2497

WARRANTY DEED G-5077 E. E. 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,

HERMAN McCALLUM and wife, JUANDA McCALLUM,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto WILLIAM P. TRAMEL and wife, KATHRYN C. TRAMEL, ***

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 the Third Civil District of Davidson County, Tennessee, being Lot No. 151 on the Plan of Sunset View, Section I, of record in Book 2331, pages 100 and 101, Register's Office for said County.

Said Lot No. 151 fronts 125 feet on the southwesterly margin of McGavock Pike and extends back southwestwardly between parallel lines 240 feet to a dead line in the rear measuring 125 feet.

Being part of the property conveyed to Herman McCallum and wife, Juanda McCallum, by deed from George I. Waddey, Jr., et al., of record in Book 2449, page 38, said Register's Office.

This conveyance is made subject to Restrictions of record in Book 2449, page 38; Book 2492, page 307; Book 2492, page 631, 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 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 23 day of March, 1956

Juanda McCallum
Herman McCallum

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Robert B. Gayle, a Notary Public in and for the State and County aforesaid, personally appeared the within named Herman McCallum and wife, Juanda McCallum, 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 23 day of March, 1956

Robert B. Gayle
Notary Public

My commission expires: July 28, 1957

WARRANTY DEED
MC B&F
From
HERMAN McCALLUM ET UX
To 91311
WILLIAM P. TRAMEL ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 26 day of MAR A.D. 1956 at 12 M.
Noted in Book [illegible] Page 274
Recorded in Book [illegible] Page 220
Recording Fee $2.00
JAMES P. WILSON, Register
By [illegible] Dpc. Reg.

LE TITLE COMPANY
Guaranteed Title
dVILLE, TENNESSEE

G 497