K 2591

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of - - - - - - - -Ten and No/100- ($10.00)- - - - - - - - - - - - DOLLARS

and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and for the remainder the said Delma D. Greer and wife, Emily I. Greer, have assumed and agreed to pay an indebtedness in the sum of $3,000.00 secured by an Installment Deed executed by John O'Neal Rutledge and wife, Emojean K. Rutledge, to M. E. Thrower, Trustee, of record in Book 2590, page 512 , said Register's Office, to secure to OURSELVES for purpose of negotiability the payment of one note dated even date in the principal amount of $3,000.00 payable in monthly installments of $30.00 each, including principal and interest at 6% per annum, beginning August 24, 1956.

We, John O'Neal Rutledge and wife, Emojean K. Rutledge have bargained and sold, and by these presents do transfer and convey unto the said Delma D. Greer and wife, Emily I. Greer their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 184 on the Map of Sunrise Heights, Second Addition, as of record in Book 421, page 46, Register's Office for said County.

Said Lot No. 184 fronts 50 feet on the southerly side of Elgin Street, and runs back 150 feet to an alley.

Being the same property conveyed to John O'Neal Rutledge and wife, Emojean K. Rutledge by deed from Edwin B. Raskin and wife, Rebecca K. Raskin, of record in Book 2590 , page 512 , 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 Delma D. Greer and wife, Emily I. Greer their heirs and assigns, forever.

And we do covenant with the said Delma D. Greer and wife, Emily I. Greer 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 for taxes for 1956 which have been assumed by the grantees herein.

And we, John O'Neal Rutledge and wife, Emojean K. Rutledge do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Delma D. Greer and wife, Emily I. Greer their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 20th day of August, 1956

DOCUMENTARY

John Oneal Rutledge

Emojean K. Rutledge

G 219