K 2592

WARRANTY DEED G-5337 R. E. FOLK, JR., PRES. **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,

HENRY EARL CALVIN, JR., and wife, ANNE GREENE CALVIN;

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES ROSS CALVIN and wife, CAMILLE C. CALVIN, ***

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. 25 on the Map of the First Addition to Miro Meadows, of record in Book 1424, page 106, Register's Office for said County.

Said Lot No. 25 fronts 70 feet on the southerly side of Catina Drive and runs back 217.8 feet on the easterly line and 237.3 feet on the westerly line to a dead line in the rear measuring 72.7 feet.

Being the same property conveyed to Henry Earl Calvin, Jr., and wife, Anne Greene Calvin, by deed from Fidelity Homes, Inc., of record in Book 1762, page 157, Register's Office for Davidson County, Tennessee.

This conveyance made subject to restrictions of record in Book 1710, page 183, 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 24th day of AUGUST, 1956.

Henry Earl Calvin Jr.

Anne Greene Calvin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, William H. Mercer, a Notary Public in and for the State and County aforesaid, personally appeared the within named Henry Earl Calvin, Jr., and wife, Anne Greene Calvin,

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 24th day of AUGUST, 1956.

William H. Mercer
Notary Public

My commission expires: My Commission Expires January 28

WARRANTY DEED
MC B&P
From HENRY EARL CALVIN, JR., ET UX
To JAMES ROSS CALVIN ET UX
14976

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 28 day of AUG A.D. 1956 at 2:16 o'clock P.M.
Noted in Book 8 Page 68
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By ____ D.C.



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