K 2593

For and in consideration of the sum of TEN AND NO/100*** DOLLARS ($ 10.00),

and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption by Willie B. Stewart and wife, Della M. Stewart, of the principal balance now due on a certain note, dated October 29, 1955, in the original amount of $5,000.00, secured by a deed of trust executed by Andrew W. Farmer and wife, Mildred Marie Farmer, to Louis R. Linx, Trustee, of record in Book 2465, page 519, Register's Office for Davidson County, Tennessee.

ANDREW W. FARMER and wife, MILDRED MARIE FARMER

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

WILLIE B. STEWART and wife, DELLA M. STEWART

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 part of Lot No. 11 in Jones and Dudley's Addition to Nashville, as of record in Book E , page 147, Register's Office for said County, described as follows:

Beginning on the northerly margin of Waverly Avenue, 150 feet westerly from the westerly margin of 10th Avenue, South, formerly Glendale Avenue, being J. S. Glenn's southwest corner; thence with said Glenn's west line, northwardly 140 feet to the southerly margin of an alley; thence with said alley, westwardly 50 feet; thence southwardly parallel with the first line, 140 feet to the northerly margin of Waverly Avenue; thence with the northerly margin of said Avenue, eastwardly 50 feet to the beginning.

Being the same property conveyed to Andrew W. Farmer and wife, Mildred Marie Farmer, by deed from W. L. Reinhardt, Jr., and wife, Julia W. Reinhardt, of record in Book 2471, page 154, 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, has a good right to convey it, and that the said land is unencumbered, except as above.

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 executed this instrument this the 6th day of SEPTEMBER, 1956.

Andrew W. Farmer

Mildred Marie Farmer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, [illegible], a Notary Public in and for the State and County aforesaid, personally appeared the within named Andrew W. Farmer and wife, Mildred Marie Farmer, 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 6th day of September, 1956.

My commission expires: 3-10-57

[illegible]
Notary Public

WARRANTY DEED
MORGAN

From
ANDREW W. FARMER
16245

To
WILLIE B. STEWART

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
SEP A.D. 1956 at 1:22 P.M.
Recorded in Book 1746 Page 744
Recording Fee $1.00
JAMES P. WILSON, Register
By [illegible] D.C.

G 579