K 2595

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00

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cash in hand paid by the grantees herein, and other good and valuable considerations,

the receipt of which is hereby acknowledged,

we, James O. Jones and wife, Mary A. Jones,

have bargained and sold, and by these presents do transfer and convey unto the said Ernest C. West and wife, May Cene West, their

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

Being Lot No. 171 on the Plan of Gra-Mar Acres, Section Six, of record in Book 2331, page 43, Register's Office for said County.

Said Lot No. 171 fronts 90 feet on the north side of Stanvid Drive and runs back between lines, 323.5 feet on the westerly line, which is a broken line, and 324.2 feet on the easterly line to a dead line which is a broken line measuring 149 feet thereon.

Being the same property conveyed to James O. Jones and wife, Mary A. Jones, by deed from Sweeney-Clark Realty Company, of record in Book 2498, page 275, said Register's Office.

The above described property is conveyed subject to restrictive covenants of record in Book 2440, page 225, 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 Ernest C. West and wife, May Cene West, their

heirs and assigns, forever.

And we do covenant with the said grantees

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 by 1956 taxes, which the grantees herein assume and agree to pay.

And we, the grantors herein,

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees herein, their

heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 25th day of September, 1956.

James O. Jones
James O. Jones

Mary A. Jones
Mary A. Jones

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jno. C. Jeffords, a Notary Public in and for said County and State, the within named James O. Jones and wife, Mary A. Jones

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 25th day of September, 1956.

Commission expires May 11, 1960

Jno. C. Jeffords, Notary Public, State-At-Large.

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