K 2599

WARRANTY DEED BEAU E. FOLK, JR., FORM **NASHVILLE TITLE COMPANY**

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

John P.Butler and wife, Bonnie J.Butler

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto
Loston W. Mayes and wife, Frances Towne Mayes

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.45 on the Plan of Parma Heights, of record in Book 2133,page 23,Register's Office for said County.

Said Lot No.45 fronts 60 feet on the northerly side of Woodson Lane and runs back 169.66 feet on the westerly side and 169.63 feet on the easterly side to a dead line on which it measures 60 feet,more or less, thereon.

Being th same property conveyed to John P.Butler and wife,Bonnie J.Butler, by deed from Woodbine Homes,Inc.,of record in Book81,page 523,said Register's Office.

Subject to restrictions of record in Book 2104,page 614,Register's Office for Davidson County,Tennessee.

This conveyance made suject to a GI Loan balance of $9,170.77 payable at the rate of $48.65 monthly including principal and interest at the rate of 4½ % per annum.

Escrow account to be transferred to buyer.

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 25th day of October, 1956

John P. Butler

Bonnie J. Butler

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 John P.Butler and Bonnie J. Butler, 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 25th day of Oct., 1956

Notary Public

My commission expires: February 16 1959

NASHVILLE TITLE COMPANY
"A Guaranteed Title"
NASHVILLE, TENNESSEE

DOCUMENTARY

Filed for Record this 30th day of OCT A.D. 1956 at 10:55 o'clock
Note in Book 82 Page 96
Fee $2.00
JAMES E. WILSON, Register
By [illegible] D.C.

WARRANTY DEED
From John P. Butler et ux
To Loston W. Mayes et ux
20811

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