K 2599

DEED AND TRUST AGREEMENT

For and in consideration of the sum of Ten ($10.00) & 00/100 Dollars, and other good and valuable considerations, the receipt of which is hereby acknowledged, paid by William McFerrin Cox and wife, ~~Nettie M.~~ Jessie A. Cox; and in further consideration, the said William McFerrin Cox and wife, ~~Nettie~~ Jessie A. Cox, have assumed and agreed to pay the remaining unpaid balance due and unpaid and to be paid in accordance with the amortization schedule on a certain note in the original principal amount of $15,000.00, which said note is secured by a deed of trust to Louis R. Linx, Trustee, of record in Book 2239, page 319, Register's Office for Davidson County, Tennessee, reference to which said deed of trust is here made for a more particular description of said note and the terms and conditions of said deed of trust; and in considerations of the said grantees to make the payments as provided by said note and deed of trust and to abide by all the provisions and conditions secured by and found in the aforesaid deed of trust;

We, Chester M. Jaynes and wife, Nettie McAlister Jaynes, have bargained and sold, and by these presentsdo hereby transfer and convey unto the said William McFerrin Cox and wife, ~~Nettie M.~~ Jessie A. Cox, their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

> Land in Davidson County, Tennessee, being Lot No. 15 and the east 24.4 feet of Lot No. 14 on the Plan of West End Annex, of record in Book 332, page 61, Register's Office for said County.
>
> Said Lot and part of said Lot adjoin and front together 100 feet on the northerly side of Minnesota Avenue (now Murphy Road) and run back between parallel lines, along the westerly margin of an alley, 164.6 feet to another alley in the rear.
>
> Being ~~part of the~~ the same property conveyed to Chester M. Jaynes by deed from Nashville Building and Loan Association, of record in Book 1139, page 295, Register's Office for said County.

TO HAVE AND TO HOLD THE SAID TRACT or parcel of land with all the appurtenances, estate, title and interest thereto belonging to the said William McFerrin Cox and wife, ~~Nettie M.~~ Jessie A. Cox, their heirs and assigns, forever.

And we do covenant with the said William McFerrin Cox and wife, ~~Nettie M.~~ Jessie A. Cox, that we are lawfully seized and possessed of said real estate, in fee simple, and have a good right to convey it and that the same is unencumbered except as above set out.

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