BK 2636

WARRANTY DEED

G-113987 dh FROM

C. R. SCHMITTOU ET UX, ET AL

TO 29407

CHARLIE W. SCHMITTOU ET UX
Peter Pan St.
Madison, Tenn.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record this 31 day of June A.D. 1949
Noted in Book 1940 o'clock P.M.
Recorded in Book 67 Page 487
Recording Fee $1.00
County Register
By [illegible] Dept. Reg.

PLEASE PUT IN PENN. TITLE CO. BOX
REGISTERS OFFICE

Published by

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia

TENNESSEE TITLE COMPANY

For and in Consideration of the sum of $4,957.34

- - - - - FOUR THOUSAND NINE HUNDRED FIFTY-SEVEN AND 34/100 - - - - - - - DOLLARS

of which $1000.00 has been paid in cash by the grantees herein, the receipt of which is hereby acknowledged, and for the remainder the grantees herein assume and agree to pay the remaining unpaid balance of $3,957.34 of two notes, as follows: one being in the original amount of $3,000.00, dated September 10, 1947, executed by Otho Webster and wife, payable to Madison Bank & Trust Company, with interest at 6% per annum, both principal and interest payable $33.31 monthly, and secured by a deed of trust of record in Book 1525, page 321, Register's Office for Davidson County, Tennessee; and the other being in the original amount of $3,804.29, dated January 25, 1949, executed by Arthur Jones and wife, with interest at 6% per annum, both principal and interest payable $19.60 monthly, for a period of 103 months and thereafter $52.91 monthly, and secured by a vendor's lien retained in the deed of record in Book 1682, page 548, said Register's Office,

we, C. R. Schmittou and wife, Naomi J. Schmittou and Thomas E. Schmittou, and wife, Mary Ruth Schmittou,

have bargained and sold, and by these presents do transfer and convey unto the said CHARLIE W. SCHMITTOU AND WIFE, MAUVELENE SCHMITTOU, their

heirs and assigns, a certain tract or parcel of land in the 11th Civil District of Davidson County, State of Tennessee, described as follows, to-wit:

Being the easterly part of the northerly part of Lot No. 15 and the northerly part of Lot No. 16 on the Map of Montague Subdivision, as of record in Book 421, page 129, Register's Office for said County, and described together according to a survey made by M. H. Ragan, Surveyor, December 27, 1955, as follows: BEGINNING at a point on the dividing line between Lots 16 and 17, which is North 34-3/4° east 450 feet from the center line of East Palestine Boulevard; thence with the line between said lots, north 35° 45' east 650 feet to the center of Gibson Creek; thence with the center line of said Creek as follows: North 69° west 258 feet, south 61° west 114 feet, north 56° 30' west 128 feet, north 76° 30' west 215 feet to a point; being a corner of Lot 15 and the northeast corner of the property conveyed to Sam Garfinkle, Trustee, by deed from Nashville Trust Company of record in Book 876, page 126, said Register's Office; thence with the line of Lot 15 along Garfinkle's line south 35° 45' west 396 feet to a point, which point is north 35° 45' east 450 feet from the center line of East Palestine Boulevard; thence parallel to the center line of said Boulevard, south 54° 30' east 625 feet to the point of beginning, containing 7.5 acres, more or less, together with an easement across a 50-foot strip of ground running from the land in question to East Palestine Boulevard and subject to an easement running across the land in question granted to Thomas E. Schmittou, both being of record in Book 2489, page 445; Register's Office for said County.
Being the same property conveyed to C. R. Schmittou and wife, Naomi J. Schmittou and Thomas E. Schmittou by deed from Arthur Jones and wife, of record in Book 1716, page 197, said Register's Office.

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