K 2641

For and in consideration of the sum of $5750.00----------

FIFTY SEVEN HUNDRED FIFTY DOLLARS AND NO/100----------DOLLARS
of which TWO THOUSAND DOLLARS AND NO/100($2000.00) has been paid in cash and other good and valuable considerations.

We, George R. McCulley and Mary Katherine McCulley have bargained and sold, and by these presents do transfer and convey unto the said Eugene Battle and wife, Ora M. Battle

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

Land in Davidson County, Tennessee, being Lot No. 17 on the plan of F. O. Beasley's Subdivision of the Vaughn Tract, as of record in Plan Book 2, Page 105, Chancery Court at Nashville.

Said Lot No. 17 fronts 50 feet on the easterly side of Hart avenue and runs back between parallel lines, 150 feet to an alley.

Premises were conveyed to George R. McCulley and wife, Mary Katherine McCulley by W. N. Webster and wife, by deed dated August 1, 1944, filed August 14, 1944, and recorded in Book 1296, page 350, Register's Office for Davidson County, Tennessee, and title being vested in said parties as tenants in common under decree in Minute Book 50, Page 15, Third Circuit Cour for Davidson County, Tennessee, in cause of Katherine McKinney McCulley VS. George Robert McCulley, Rule No. 21722.

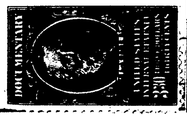
All taxes for 1957 have been prorated and assumed by the purchasers.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Eugene Battle And wife, Ora M. Battle their heirs and assigns, forever.

And We do covenant with the said Eugene Battle and wife, Ora M. Battle 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 for the City Taxes for 1956 and State County and City Taxes for 1957, which have been prorated and Paid.~~ except for 1957 taxes.

And We, George R. McCulley and Mary Katherine McCulley do further covenant and bind ourselves & our heirs and representatives, to warrant and forever defend the title to the said land to the said Eugene Battle and Wife, Ora M. Battle. Their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness Our hand s this 23rd day of March, 19 57




George R. McCulley.
Mary Katherine McCulley

STATE OF TENNESSEE
Davidson County

Personally appeared before me J. D. Williams a Notary Public in and for said County and State, the within named George R. McCulley and Mary Katherine McCulley 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 office, this 25 day of March, 1957

Commission expires 3-30-60

J. D. Williams
Notary Public

WARRANTY DEED,
FROM
George R. McCulley and
Mary Katherine McCulley
TO
Eugene Battle and wife,
Ora M. Battle

34227

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 26 day of MAR A.D. 1957 at 7:45 o'clock A.M.
Noted in Book 27 Pg. 706
Recording Fee $2.00
JAMES P. WILSON, Register
By Dpt. Reg.

SALES, INSURANCE
LOANS, APPRAISALS
G. M. WALKER COMPANY
Phone CA 8-2595
2525 Dickerson Rd.
NASHVILLE, TENN.

PG 541