K 2651

TURRENTINE REALTY CO.

WARRANTY DEED

FROM

M. D. HALE AND WIFE,

MARGARET C. HALE

TO

WALLACE B. SPAIN AND WIFE,

MARY SPAIN

43359

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 26 day
of JUN A.D. 1957
at 9:21 o'clock A M
Noted in Book 88 Page 271
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By Dpt. Reg.

Attorneys Title Company
Titles Guaranteed
Suite 5, Stahlman Bldg.
NASHVILLE, TENN.

WARRANTY DEED ATTORNEYS TITLE COMPANY

For and in Consideration of the sum of Five ($5.00) DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and the assumption by Wallace B. Spain and wife, Mary Spain of the balance of an indebtedness in the amount of $1918.00 secured by deed of trust, on the property herein conveyed, executed by Henderson Phillips and wife, Geraldine Phillips, to W. J. Stephens, Trustee, of record in Book 2534, page 343, said Register's Office, to secure to First American National Bank, payment of note dated July 31, 1956 in the principal amount of $2750.00 payable in monthly installments of $45.83 each, including principal and interest at 6%, final payment $46.03.

We, M. D. Hale and wife, Margaret C. Hale have bargained and sold, and by these presents do transfer and convey unto the said Wallace B. Spain and wife, Mary Spain 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 all that certain tract of land as herein described, except as herein reserved and retained by the sellers herein stated.

Land in the 5th Civil District of Davidson County, Tennessee, and beginning at the northeast corner of the Sam Griggs 2 acre lot, in the center line of Asylum Lane; thence with the center of said lane, north 4 deg. east 108 1/3 feet to a stone; thence north 86 deg. west 387 feet to a stake; thence south 25 3/4 deg. west 115½ feet to a stone; thence south 86 deg. east 424 feet to the beginning, containing one acre, more or less, except the following described land which is excluded from the above description; all fronting from the center line of said Asylum Lane, being 108 1/3 feet and running back between the boundary line of said tract, 245 feet to a dead line; therefore the land conveyed and being sold is all the remainder of and off the rear of the within described tract of land.

Being the same property conveyed to M. D. Hale and wife, Margaret C. Hale by deed from Henderson Phillips and wife, Geraldine Phillips, of record in Book 2642, page 265, Register's Office for Davidson County, Tennessee.

Subject to easement for water pipe granted to Henderson Phillips and wife, as of record in Book 2045, page 412, Register's Office for Davidson County, Tennessee.

PG 459