K 2651

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

For and in consideration of the sum of Ten and no/100---------- DOLLARS ($ 10.00),

Cash in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged, and for further consideration the grantees herein assume and agree to pay the remaining unpaid balance of a certain promissory note in the original principal sum of $12,250.00 executed by Herbert Bernard Kaim and wife, Jo Ann Kaim to John W. Murphree, Trustee, dated May 19, 1956 and secured by a deed of trust of record in book 2521, page 473, R. O. D. C., Tennessee.

We, M. L. Randall and wife

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto J. E. Edmison and wife, Sue Lee Edmison

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. 28 on the Plan of Sherry Heights, Section II, as of record in book 2331, page 69, Register's Office for said County.

Said lot No. 28 fronts 146.6 feet on the easterly side of Port Drive and runs back 151.8 feet on the southerly line and 267 feet on the northerly line, to a dead line in the rear on which it measures 181.5 feet.

Being the same property conveyed to M. L. Randall by deed from Herbert Bernard Kaim and wife, Jo Ann Kaim, of record in book 2641, page 255, Register's Office for said County.

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 June, 1957.

M. L. Randall

Shirley L. Randall

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Edd Beasley a Notary Public in and for the State and County aforesaid, personally appeared the within named M. L. Randall + Wife Shirley L. Randall 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 28th day of June, 1957.

Edd Beasley
Notary Public

By commission expires: April 27, 1959

WARRANTY DEED
From M. L. Randall et ux
To J. E. Edmison et ux
43443

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record the 26 day of JUN A.D. 1957 at 11:37 o'clock A.M.
Noted in Book 2651 Page 471
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By Edd Beasley D.C. Reg.

NASHVILLE TITLE COMPANY "A Co... NASHVILLE