BK 2690

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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 by Murrey P. Tulloss, Jr., and wife, Evelyn J. Tulloss, and other good and valuable considerations, the receipt of which is hereby acknowledged,

JOHN M. ADEN AND WIFE, MARIE SCHWAB ADEN,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MURREY P. TULLOSS, JR., AND WIFE, EVELYN J. TULLOSS,

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:

Land in Davidson County, Tennessee, being Lot No. 1 of Block 2 on the Map of Fairfax Subdivision, as of record in Book 547, pages 133, 137 and 138, Register's Office for said County.

Said Lot No. 1 of Block 2 fronts 60 feet on the south side of Blakemore Avenue and runs back between parallel lines, along the west margin of 28th Avenue South or Natchez Trace, 158.38 feet to a dead line in the rear.

Being the same property conveyed to John M. Aden and wife, Marie Schwab Aden, by deed from W. P. McGinness and wife, Marguerite McGinness, of record in Book 2151, page 432, said Register's Office.

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 19th day of July, 1957.

John M. Aden

Marie Schwab Aden

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Wayne Hammontree, a Notary Public in and for the State and County aforesaid, personally appeared, the within named John M. Aden and wife, Marie Schwab Aden, 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 19th day of July, 1957.

Wayne Hammontree
Notary Public

My commission expires 4-4-60

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 19 day of July A.D. 1957 at 3:30 o'clock P.M.
Noted in Book 2690 Page 320
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By ____ D.C.

NASHVILLE TITLE COMPANY
"A Guaranteed Title"
NASHVILLE, TENNESSEE

Nashville Title Co.
WARRANTY DEED
From JOHN M. ADEN, ET UX
To MURREY P. TULLOSS, JR., ET UX
45951

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