BK 2696

For and in consideration of the sum of $ 9,026.79 -

NINE THOUSAND AND TWENTY SIX DOLLARS and 79/100 - - - - - - - - - - - - - DOLLARS

of which $350.00 has been paid in cash by the grantees and for the remainder the grantees hereinagrees to assume the unpaid balance of the Deed of Trust as executed by Elmer N. Stewart, Jr., and wife, Lilyan Evans Stewart, to Miller Kimbrough, Trustee for Kimbrough-Phillips Company, to secure the payment of $8,750.00 and interest of 4½%, dated October 26, 1954, and registered October 28, 1954, of record in Book 2350, page 543, Register's Office, Davidson County, Tennessee

we, Elmer N. Stewart, Jr., and wife Lilyan Evans Stewart

have bargained and sold, and by these presents do transfer and convey unto the said James Cordell Tuttle, and wife Elsie B. Tuttle

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 the Northerly 50 feet of Lot No. 59 on the Map of the Subdivision of Maplewood Tract, of record in Book 421, page 174, Register's Office for said county.

Said part of said lot fronts 50 feet on the westerly side of Baxter Street and runs back between parallel lines 225 feet to a dead line.

Being the same property conveyed to Joe Ward Cardwell and wife, Martha Dorris Cardwell, by deed from Pauline Alderson Templeton, of record in Book 1852, page 445, 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 said James Cordell Tuttle, and wife Elsie B. Tuttle

their heirs and assigns, forever.

And we do covenant with the said James Cordell Tuttle, and wife Elsie B. Tuttle

that they are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unincumbered.

And we, Elmer N. Stewart, Jr., and wife Lilyan Evans Stewart

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James Cordell Tuttle, and wife Elsie B. Tuttle

their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 6th day of September, 1957.

Elmer N. Stewart Jr.

Lilyan Evans Stewart

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Elmer N. Stewart, Jr., and wife Lilyan Evans Stewart

the bargainors, 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 6 day of September, 1957

Commission expires Oct 29 1960

Notary Public

51166

WARRANTY DEED

FROM
Elmer N. Stewart, Jr., and wife
Lilyan Evans Stewart

TO
James Cordell Tuttle and wife
Elsie B. Tuttle

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 6 day of SEP A.D. 1957 at 12:0 o'clock M.
Noted in Book 42 Page 62
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By Deputy Reg.

Published by
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NASHVILLE, TENNESSEE
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