BK 2701

For and in consideration of the sum of $ 10.00

----------TEN AND NO/100---------- DOLLARS

Cash in hand paid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the further consideration that the grantees herein assume and agree to pay $6,360.46 balance of a note dated December 29, 1951, executed by Raymond A. Layne, unmarried, payable to Guaranty Mortgage Company of Nashville, for the original sum of $7,600.00, with interest at 4% per annum, both principal and interest payable $40.13 monthly, beginning January 1, 1952, final payment December 1, 1976, and secured by a deed of trust of record in Book 2065, page 555, Register's Office for Davidson County, Tennessee,

WE, RAYMOND A. LAYNE AND WIFE, LOUISE LAYNE,

have bargained and sold, and by these presents do transfer and convey unto the said JOHN M. BEARD AND WIFE, MYRA L. BEARD their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 24 on the Plan of Norma Heights, as of record in Book 1835, page 36, Register's Office for Davidson County, Tennessee.

Said Lot No. 24 fronts 60 feet on the east side of Norma Drive and runs back between lines, 203.82 feet on the north line and 203.79 feet on the south line, to a dead line in the rear, measuring 60 feet thereon.

Being the same property conveyed to Raymond A. Layne, by deed from R. & R. Homes, Inc., as of record in Book 2031, page 593, 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 said JOHN M. BEARD AND WIFE, MYRA L. BEARD their heirs and assigns, forever.

And we do covenant with the said JOHN M. BEARD AND WIFE, MYRA L. BEARD 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 as hereinabove set out and by 1957 taxes, which the grantees herein assume and agree to pay.

And we, the grantors, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees herein their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 18 day of September, 1957.

Louise Layne

Raymond A. Layne

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Joyce Shaddix, a Notary Public in and for said County and State, the within named Raymond A. Layne and wife, Louise Layne, 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 5 day of October, 1957.

Commission expires 4-25-59

Joyce Shaddix
Notary Public

Warranty Deed
G-118032-jmm

FROM RAYMOND A. LAYNE, ET UX

TO JOHN M. BEARD, ET UX.

$ 3.00

55830

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record 18 day of OCT A.D. 1957 at 12:05 o'clock P M
Noted in Book 8 Page 838
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By ____ D.C.

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