K 2738

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 consideration, the receipt of which is hereby ,

We, C. W. LEMING AND WIFE, PEARLEAN T. LEMING,

have bargained and sold, and by these presents do transfer and convey unto the said E. GLENN MARTIN AND WIFE, LORENE MARTIN

thier heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 86 on the Plan of Elysian Park, as of record in Book 2331, page 32, Register's Office for said County, described as follows:

BEGINNING on the southwesterly margin of Lynn Drive at the corner of Lots Nos. 86 and 87; thence with the line between said lots, southwesterly 165 feet to the corner of Lots Nos. 86, 87 and 88; thence with the line between Lots Nos. 86 and 88, southwesterly 73.4 feet to the corner of Lots Nos. 85, 86 and 88; thence with the line between Lots Nos. 85 and 86, southeasterly 172 feet to the northwesterly margin of Lynn Drive; thence with the margin of the same and a slight curve, having a radius of 239.5 feet northerly 260.2 feet to the beginning.

Being the same property conveyed to C. W. Leming and wife, Pearlean T. Leming, by deed from Joe Davies and William R. Brown, as of record in Book 2646, page 530, 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 E. GLENN MARTIN AND WIFE, LORENE MARTIN their heirs and assigns, forever.

And we do covenant with the said E. GLENN MARTIN AND WIFE, LORENE MARTIN 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 by 1958 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 hand s this 20th day of February, 19 58

Pearlean T. Leming

C. W. Leming

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named C. W. Leming and wife, Pearlean T. Leming 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 20th day of February, 19 58

Commission expires April 23, 1958

L. D. Richards
Notary Public

Warranty Deed
C. W. Leming, et ux.
From
E. Glenn Martin, et ux.
To
70835
REGISTER'S OFFICE
PLEASE RUN IN BLACK INK, SIGN CO. SEAL
REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for Record 20
FEB 1958
at 12 o'clock P.M.
Noted in Book
Recorded in Book Pge. 672
Recording Fee
JAMES P. WILSON, Register
By
Ck. No.
Published by
TENNESSEE TITLE CO.
NASHVILLE, TENNESSEE
DO NOT PUBLISH

G 564