K 2746

For and in consideration of the sum of Ten Thousand Five Hundred and No/100 ----------

----------$10,500.00 ---------- DOLLARS

cash in hand paid by Matt Dee Moran and wife, Marilyn Moran, the receipt of which is hereby acknowledged, I,

A. S. Johnson

have bargained and sold, and by these presents do transfer and convey unto the said Matt Dee Moran and wife, Marilyn Moran

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 Lot No. 118 on the Map of Locustwood Subdivision, Section II as of record in Book 2331, page 147, Register's Office for Davidson County.

Said Lot 118 fronts 70 feet on the easterly side of East Ridge Drive and runs back 222.1 feet on the southerly line and 221.9 feet on the northerly line to a rear line in the rear on which it measures 70 feet.

Being the same property conveyed to A. S. Johnson by deed from Mary Gorion Horn and husband, Wiley W. Horn, of record in Book 2602, page 71, Register's Office for Davidson County.

The said A. S. Johnson elects to claim his homestead in property which he owns and which is known as 118 Antioch Pike in Davidson County, Tennessee, which is of the valuation of more than $1,000.00 and is unencumbered.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Matt Dee Moran and wife, Marilyn Moran their heirs and assigns, forever.

And I do covenant with the said Matt Dee Moran and wife, Marilyn Moran that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except 1958 taxes which have been prorated and are hereby assumed by the purchasers.

And I, A. S. Johnson do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Matt Dee Moran and wife, Marilyn Moran their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 25th day of April, 19 58

A. S. Johnson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, A. M. Tenison, a Notary Public in and for said County and State, the within named A. S. Johnson

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 25th day of April, 19 58

Commission expires February 1, 1961

A. M. Tenison
Notary Public

WARRANTY DEED

FROM
A. S. JOHNSON

TO
MATT DEE MORAN AND WIFE,
MARILYN MORAN

GUARANTY MORTGAGE CO. OF NASHVILLE

78819

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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