K 2749

WARRANTY DEED READ E. FOLK, JR., FORM **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of Eleven Hundred Dollars DOLLARS ($ 1,100.00),

the receipt of which is paid to us by the purchasers the receipt of which is hereby acknowleged.

Tom G. Coleman, Jr. and wife Merrilyn Coleman

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

Edwin C. Flood and wife, Evelyn Flood

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:

Davidson County, Tennessee, being Lot No. 30, on the Plan of Victoria Place, of record in Book 332, page 10, Register's Office for said County.

Beginning at a point 207.5 feet on the northerly side of Kirkwood, formerly Woodland, from the intersection of two parallel lines 127 feet to an alley.

Property conveyed to Tom G. Coleman Jr., by decree of Chancery Court, Davidson County, Tennessee, of record in Minute Book 177, page 412, Register's Office, reference to which is hereby made, and of record in Book 2471, page 337, Register's Office for Davidson County, Tennessee.

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. except taxes for 1958 which we have promised and assumed by the purchasers.

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 15 day of May, 1958.

Tom G. Coleman, Jr.

Merrilyn Coleman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Malcolm P. Barrett, a Notary Public in and for the State and County aforesaid, personally appeared the within named Tom G. Coleman and wife Merrilyn Coleman

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 15 day of May, 1958.

Malcolm P. Barrett
Notary Public

My commission expires: May 2, 1959

WARRANTY DEED

From

Tom G. Coleman, Jr. and wife

Merrilyn Coleman

To

Edwin C. Flood and wife

Evelyn Flood

Recorded May 20, 1958 at 2:00 P.M. in Book 2749 page 419 Register

NASHVILLE TITLE COMPANY

"Guarantee of Title"

NASHVILLE, TENNESSEE

DOCUMENTARY 5 CENTS PAID

A UNITED STATES INTERNAL REVENUE STAMP 1.65 ONE DOLLAR AND SIXTY FIVE CENTS

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