K 2751

For and in consideration of the sum of $10.00 -

TEN and No/100 - DOLLARS cash in hand paid by Albert Ray Brinkley and wife, Sarah Green Brinkley, and other good and valuable considerations, receipt of all of which is hereby acknowledged, and the further consideration that grantees do hereby assume and agree to pay the unpaid balance of the indebtedness secured by the deed of trust executed by Cecil Toon, et vir to E. A. Goodloe, Trustee, of record in Book 2631, page 469, Register's Office for Davidson County, Tennessee, I, Cecil Toon

have bargained and sold, and by these presents do transfer and convey unto the said Albert Ray Brinkley and wife, Sarah Green Brinkley, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the southerly half of Lot No. 29 on the Revised Plan of George W. Blair's Subdivision of Belmont Heights, as of record in Book 332, page 117, Register's Office for said county.

Said southerly half of Lot No. 29 fronts 50 feet on the westerly side of 19th Avenue, South and runs back between parallel lines with the northerly margin of Bernard Avenue, 189 feet to an alley.

Being the same property conveyed to Cecil Toon, sole and separate estate, by deed from Dizzie Lee Bass and husband, of record in Book 1970, page 28, said Register's Office.

Taxes for 1958 have been pro rated and assumed by grantees.

Grantor transfer and assigns to grantees escrow funds held by Home Federal Savings & Loan Association in connection with above referred mortgage.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Albert Ray Brinkley and wife, Sarah Green Brinkley, their heirs and assigns, forever.

And I do covenant with the said Albert Ray Brinkley and wife, Sarah Green Brinkley, 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 as herein stated.

And I, Cecil Toon do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Albert Ray Brinkley and wife, Sarah Green Brinkley, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 29th day of May, 19 58.

Cecil Toon
Cecil Toon

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ross V. Dunn, a Notary Public in and for said County and State, the within named Cecil Toon

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of May, 19 58.

Commission expires April 24, 1962

Ross V. Dunn
Notary Public

WARRANTY DEED

FROM CECIL TOON

TO ALBERT RAY BRINKLEY, ET UX

DOCUMENTARY
UNITED STATES INTERNAL REVENUE
3.30 THREE DOLLARS THIRTY CENTS

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