K 2794

For and in consideration of the sum of $ 14,500.00)
----- Fourteen Thousand, Five Hundred and No/100ths ----- DOLLARS
cash in hand paid by Grace Beasley Brown, the receipt of which is hereby acknowledged;

We, Joseph Ballentine, Jr., & wife, Elsie B. Ballentine, have bargained and sold, and by these presents do transfer and convey unto the said Grace Beasley Brown, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 22 on the Plan of the Subdivision of the 56 acre tract of J. I. D. Hinds, Trustee, not of record.

According to a printed copy of said plan, said Lot No. 22 fronts 50 feet on the northerly side of Russell Street and runs back between parallel lines 160 feet to an alley.

Being the same real property conveyed to Joseph Ballentine, Jr., & wife, Elsie B. Ballentine, by deed from R. E. Myers, Trustee, dated Oct. 13, 1949, filed Nov. 21, 1949, and recorded in Book 1779, page 173, Register's Office for Davidson County, Tenn.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grace Beasley Brown, her heirs and assigns, forever.

And We do covenant with the said Grace Beasley Brown 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 for 1958 taxes, which are pro-rated and assumed by purchaser.

And We, Joseph Ballentine, Jr., & wife, Elsie B. Ballentine, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grace Beasley Brown, her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 25th day of June, 1958.

Joseph Ballentine Jr.
Elsie B. Ballentine

STATE OF TENNESSEE
Davidson County

Personally appeared before me, L. O. Hardaway, a Notary Public in and for said County and State, the within named Joseph Ballentine, Jr., & wife, Elsie B. Ballentine, 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 25th day of June, 58

Commission expires Oct. 24, 1959.

L. O. Hardaway
Notary Public

STATE OF TENNESSEE
DAVIDSON COUNTY
REGISTER'S OFFICE
Received June 27 1958 at 9 A.M.
Recording Fee $1.65
Book 2794 Page 128
JAMES P. WILSON, Register
By Emily Register

WARRANTY DEED
From Joseph Ballentine, Jr., et ux
To Grace Beasley Brown.
Dated June 25, 1958
Recorded June 27, 1958
Book 2794 Page 128
Fee $1.65
Register's No. 86531

DO NOT PUBLISH

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