K 2797

For and in consideration of the sum of $ Ten ($10.00)- DOLLARS

other good and valuable considerations, the
cash in hand paid an the assumption of an
receipt of which is hereby acknowledged, and secured by a deed
indebtedness on the property herein conveyed, James C. Ledbetter and
of trust dated May 31, 1955 and executed by Book 2416, page 111,
wife, to Herschel Greer, Trustee of record in Guaranty Mortgage Company of
said Register's Office to secure the for the principal amount of
Nashville, a note dated May 31, 1955, and conditions thereof.
$11,500.00, payable according to the terms

I, Mrs. Florence S. Caldwell, a widow - - - - - - - - - -

have bargained and sold, and by these presents do transfer and convey unto the said Paul Nelms and wife, Elaine Boyd Nelms - - - - - - - - - - - - - their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Lot No. 9 on the Map of
Land in Davidson County, Tennessee, being as conveyed
Walnut Grove, as of record in Book 2133, page 87, ROOC, Ledbetter, dated
by deed from James C. Ledbetter and wife, Carrie G. page 470, ROOC,
October 1, 1956, as of record in Book 2598,
Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Paul Nelms and wife, Elaine Boyd Nelms - - - - - - - - - - - - - - - - - their heirs and assigns, forever.

And I do covenant with the said Paul Nelms and wife, Elaine Boyd Nelms - - - - - - - - - - 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 above stated.

And I, Mrs. Florence S. Caldwell, a widow - - - - - - - - - do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Paul Nelms and wife, Elaine Boyd Nelms - - - - - - - their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 20th day of February 1957

Mrs Florence S. Caldwell

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Mrs. Hazel C. Colson, a Notary Public in and for said County and State, the within named Mrs. Florence S. Caldwell, a widow 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 20 day of February 1957

Mrs Hazel C Colson
Notary Public

Commission expires April 2?, 1959

WARRANTY DEED

FROM

MRS. FLORENCE S. CALDWELL,
a widow

TO

PAUL NELMS AND WIFE,
ELAINE BOYD NELMS

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of Richmond, Virginia

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