K 2797

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

For and in consideration of the sum of - - - - - - - - - - - - - - - - TEN DOLLARS CASH AND OTHER GOOD AND VALUABLE CONSIDERATIONS - - - - - - - - - - - - - - - - DOLLARS ($ 10.00),

Cash in hand paid by KENNETH E. JACOBS AND WIFE, MARY ELAINE JACOBS, receipt of which is hereby acknowledged, and the assumption of a loan in the original principal amount of $4,250.00, of record in Book 2623, page 421, Register's Office for Davidson County Tennessee.

WE, HAROLD D. FERGUSON AND WIFE, MARGIE FERGUSON

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto KENNETH E. JACOBS AND WIFE, MARY ELAINE JACOBS

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, Nashville State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the westerly 50 feet of Lot No. 45 on the Plan of Belair, as of record in Book 332, page 6, Register's Office for said County.

Said part of Lot No. 45 fronts 50 feet on the northerly side of Woodlawn Drive, formerly Belair Avenue, and runs back between parallel lines 192 feet to a dead line.

Being the same property conveyed to Harold D. Ferguson and wife, Margie Ferguson by deed from J. M. Whitehouse Jr., and wife, Elizabeth G. Whitehouse, of record in Book 2649, page 329, 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.

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 17th day of July, 1958.

Harold D Ferguson

Margie Ferguson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Marbut G. Gaston, a Notary Public in and for the State and County aforesaid, personally appeared the within named Harold D. Ferguson and wife, Margie Ferguson 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 17th day of July, 1958.

Marbut G. Gaston
Notary Public

My commission expires: January 24th, 1961

WARRANTY DEED
From
HAROLD D. FERGUSON AND WIFE,
MARGIE FERGUSON
To
KENNETH E. JACOBS AND WIFE,
MARY ELAINE JACOBS
FILE: GASTON REALTY COMPANY

STATE OF TENNESSEE
DAVIDSON COUNTY
Received July 18 1958 at 11:50 A.M.
Noted in Book 2623 Page 421
Recording Fee $2.00
JAMES P. WEBB, REGISTER
By Mrs. C. Lewis

NASHVILLE TITLE COMPANY
"Title"
NASHVILLE, TENNESSEE

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