K 2800

For and in consideration of the sum of - - - - - - - - - - - $10.00 - - - - - - - - - - - -
- TEN AND NO/100 - - - - - - - - - - - - - DOLLARS
Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged,

We, John W. Beasley and wife, Susie C. Beasley,

have bargained and sold, and by these presents do transfer and convey unto the said W. Parks Cunningham and wife, Mary V. Cunningham, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:
Land in Davidson County, Tennessee, being the southerly half of Lot 23 on the Plan of George W. Blair's Subdivision of Belmont Park Place, of record in Book 421, pages 118 & 119, Register's Office for said County, described according to a survey made by Geo. W. Watkins, Surveyor, February 3, 1956 and described as follows:

Beginning in the center of Belmont Boulevard at a point 125 feet south of the corner of lots 23 and 24; thence with the center of said Boulevard southwardly 125 feet; thence eastwardly to an iron pin on the easterly margin of said Boulevard; continuing in the same direction and with the center of Alexander Avenue (now closed), in all 275 feet to an iron pin; thence northwardly to the center of an alley, continuing in the same direction and with the center of said alley, in all 125 feet to an iron pin in fence; thence westwardly passing a set pin on the easterly margin of Belmont Boulevard, in all 275 feet to the beginning.

Being the same property conveyed to John W. Beasley and wife, Susie C. Beasley, by deed from W. T. Brown and wife, Blance Brown, of record in Book 2491, page 463, 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 said W. Parks Cunningham and wife, Mary V. Cunningham, their heirs and assigns, forever.

And we do covenant with the said W. Parks Cunningham and wife, Mary V. Cunningham 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.

And We, John W. Beasley and wife, Susie C. Beasley do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said W. Parks Cunningham and wife, Mary V. Cunningham their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 7th day of August, 1958

John W. Beasley
Susie C. Beasley

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jean Glasscock, a Notary Public in and for said County and State, the within named John W. Beasley and wife, Susie C. Beasley

the bargainors, 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 office, this 7th day of August, 1958

Jean Glasscock
Notary Public

Commission expires MAY 20, 1961

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 11 day of AUG A.D. 1958 at 3 o'clock P M.
Noted in Book 2800 Page 40
Recorded in Book Page
Recording Fee $
By Dpt. Reg.
JAMES P. WILSON, Register

KIMBROUGH-PHILLIPS COMPANY

TO
W. Parks Cunningham et ux

FROM
John W. Beasley et ux

WARRANTY DEED

92449

K 2800

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