K 2804

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, the receipt of which is hereby acknowledged; and in further consideration of the Grantee herein assuming and agreeing to pay the balance due on a note in the principal amount of $8,500.00, dated May 26, 1954, and secured by an instrument executed by A. V. Fudge and wife, Dorothy Polk Fudge, to Louis R. Linx, Trustee, as of record in Book 2263, page 243, Register's Office for Davidson County, Tennessee, we, Harry Sadler and wife, Maxine Sadler

have bargained and sold, and by these presents do transfer and convey unto the said

James H. Sawyer

his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 77 on the Plan of Goodlettsville Heights, Section II, of record in Book 1424, pages 120 and 121, Register's Office for said County.
Said Lot No. 77 fronts 100 feet on the southeasterly side of Moss Trail Road and runs back between parallel lines 350 feet to a dead line.

Being the same property conveyed to Harry Sadler by deed from Ben Polk and wife, of record in Book 2753, page 25, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James H. Sawyer

his heirs and assigns, forever.

And we do covenant with the said James H. Sawyer 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 herein mentioned loan.
And we, Harry Sadler and wife, Maxine Sadler,
do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James H. Sawyer

his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 9th day of September, 1958.

Harry Sadler

Maxine Sadler

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harry Sadler and wife, Maxine Sadler,

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 Madison, Tennessee, this 9th day of September, 1958.

Commission expires Aug-8-1961

Notary Public

Mail To RAMSAY REALTY CO.
109 Gallatin Rd. Madison, Tenn.

Warranty Deed

From 95502
Harry Sadler et ux

To
James H. Sawyer

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 10 day of SEP A.D. 1958 at 1:10 o'clock P.M.
Noted in Book 91 Page 137
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By C McCrary Dep. Reg.

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