K 2808

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

For and in consideration of the sum of TEN AND 00/100 DOLLARS ($10.00),

cash in hand paid by John T. Ervin and wife, Evelyn J. Ervin, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the further consideration of the assumption by the said John T. Ervin and wife, Evelyn J. Ervin of the balance owing Guaranty Mortgage Company of Nashville, or order, under the terms of a deed of trust executed by Stanley E. Moody and wife, Geraldine M. Moody, to Herschel Greer, Trustee, of record in Book 2348, page 605, Register's Office for Davidson County, Tennessee, given to secure payment of one note in the original principal sum of $11,250.00

Stanley E. Moody and wife, Geraldine M. Moody,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto John T. Ervin and wife, Evelyn J. Ervin,

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

Land in Davidson County, Tennessee, being Lot No. 43 on the Plan of Brentwood Hall, Section III, as of record in Book 2133, page 14, Register's Office for said County, described as follows:

Beginning on the southerly margin of Landon Drive at the corner of Lots Nos. 43 and 44; thence with the line between said two lots southwardly 206 feet to a point; thence south 89° 56' east 75.2 feet to the westerly margin of Trousdale Drive; thence with the margin of the same northwardly 181.8 feet to the beginning of a curve; thence around said curve with a radius of 25 feet, northwardly 39.3 feet to the southerly margin of Landon Drive; thence with the margin of the same westwardly 50 feet to the beginning.

Being the same property conveyed to Stanley E. Moody and wife, Geraldine M. Moody, by deed from James E. Adams and wife, Mary L. Adams, of record in Book 2302, page 91, 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 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 16th day of September, 1958

Eugene M Kepler

Stanley E. Moody
Geraldine M Moody

STATE OF TENNESSEE Michigan
COUNTY OF DAVIDSON MARQUETTE

Before me, Eugene M Kepler, a Notary Public in and for the State and County aforesaid, personally appeared the within named Stanley E. Moody and wife, Geraldine M. Moody,

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 Marquette Michigan, Tennessee, this, the 16 day of September, 1958

My commission expires: Notary Public-Marquette Co., Mich. My Commission Expires April 30, 1960

Notary Public
Eugene M. Kepler

WARRANTY DEED

From Stanley E. Moody, et ux

To John T. Ervin, et ux

10 Nashville Title

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 9 day of OCT A.D. 1958 at 2:37 o'clock P.M.
Noted in Book 4 Page 34
Recorded in Book 2348 Page 2-10
Recording Fee $2.00
JAMES P. WILSON, Register
By M M Kinsey Dep. Reg.

DOCUMENTARY TAX PAID UNITED STATES INTERNAL REVENUE 1.65 ONE DOLLAR AND SIXTY-FIVE CENTS

NASHVILLE TITLE COMPANY
"A Guaranteed Title"
NASHVILLE, TENNESSEE

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