K 2808

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

For and in consideration of the sum of Ten & No/100 -------- DOLLARS ($ 10.00), cash in hand paid by Norman H.Dunn and wife,Jimmie Ethel Dunn,grantees , receipt of which is hereby acknowledged and as a further consideration the grantees agree to assume the unpaid balance on one certain Deed of Trust in the original principal sum of $ 12,200.00, executed by Gilbert D.Koonce and wife,Avis P.Koonce to Miller Kimbrough,Trustee,of record in Book 2517,Page 303,Register's Office for Davidson County,Tennessee.

We,Gilbert D.Koonce and wife,Avis P.Koonce

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Norman H.Dunn and wife,Jimmie Ethel Dunn

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.148 on the Plan of Twin Lawn Subdivision,as of record in Book 2133,Page 9 Register's Office for Davidson County,Tennessee.

Said Lot No.148 fronts 80 feet on the southerly side of Twin Lawn Drive and runs back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Gilbert D.Koonce and wife, Avis P.Koonce by deed from George Gianikas and wife,Mary Ellen Gianikas,of record in Book 2536,Page 513,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, except as set out above

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 30th day of September, 1958

Gilbert D. Koonce

Avis Pauline Koonce

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Cletus Knight, a Notary Public in and for the State and County aforesaid, personally appeared the within named Gilbert D.Koonce

the bargainor(s), with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 30th day of September, 1958

Notary Public

My commission expires: 11/8/59

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