K 2856

Book 2856 Page 431

For and in consideration of the sum of $ Ten and no/100 ($10.00) DOLLARS and other good and valuable consideration, the receipt of which is hereby acknowledged by the grantors; and in further consideration, the grantees assume and agree to pay the unpaid balance of a note dated October 14, 1954 from Joe H. King, Jr. and wife to Kimbrough Phillips Company. Said note is in the original principal sum of $14,000.00 and is secured by a Deed of Trust from Joe H. King, Jr. and wife to Miller Kimbrough, Trustee of record in Book 2346, Page 423, R.O.D.C.

We, Joe H. King, Jr. and wife, Virginia F. King have bargained and sold, and by these presents do transfer and convey unto the said Allen E. McDaniel and wife, Mary McDaniel 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 Lot No. 3 of Morning View Subdivision, of record in Book 2133, page 95, Register's Office for said County.
Said Lot No. 3 fronts 132.43 feet on the easterly side of Marthonna Road and runs back 301.41 feet on the northerly line and 297.61 feet on the southerly line to a dead line, measuring 145.94 feet thereon.

Being the same property conveyed to Joe H. King, Jr., and wife, Virginia F. King, by deed from A. D. Finn and wife, Mary F. Finn, of record in Book 2302, page 23, 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 Allen E. McDaniel and wife, Mary McDaniel their heirs and assigns, forever.

And we do covenant with the said Allen E. McDaniel and wife, Mary McDaniel 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, Joe H. King, Jr. and wife, Virginia F. King do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Allen E. McDaniel and wife, Mary McDaniel, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 14th day of November 14th, 1958.

Joe H. King Jr.
Virginia F. King

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Eyell Dickerson, a Notary Public in and for said County and State, the within named Joe H. King, Jr., Virginia F. King, Allen E. McDaniel and Mary McDaniel

the bargainor, 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 14th day of November, 1958.

Commission expires April 24, 1962

Eyell Dickerson
Notary Public

8041

Warranty Deed

From Joe H. King, Jr. and wife, Virginia F. King

To Allen E. McDaniel and wife, Mary McDaniel

Madison Tenn.

[redacted]

Received for record this 1 day of DEC 1958 A.D. at 2:20 o'clock P.M. Noted in Book 2856 Page 431 Recorded in Book 2856, Page 431

Recording Fee $2.00

TENNESSEE TITLE INSURANCE COMPANY
By [illegible]
Dep. Reg.

Zone Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia

PG 431