BK 2959

TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1002 — Published by Tennessee Title Company

For and in consideration of the sum of $10.00

TEN AND NO/100---------- DOLLARS

Cash in hand paid by the grantees herein and other good and valuable considerations, receipt of which is hereby acknowledged, and the hereinafter named GRANTEES assume and agree to pay: (1) $4,993.12 representing the unpaid balance of an original indebtedness of $7,300.00 executed by Edward A. Nunley and wife, to Herschel Greer, Trustee, of record in Book 1651, page 429, Register's Office for Davidson County, Tennessee and: (2) $813.48 representing the unpaid principal balance of an original indebtedness of $1,300.00 executed by Edward A. Nunley and wife, to Herschel Greer, Trustee, of record in Book 1651, page 445, Register's Office for Davidson County, Tennessee, we,

JEAN PARKES NUNLEY AND HUSBAND, EDWARD A NUNLEY

have bargained and sold, and by these presents do transfer and convey unto the said Baxter H. Hurt and wife, Grace Nunley Hurt, not as tenants by the entireties but tenants in common, 1/2 undivided interest is in each,

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Being Lot 5 on the Plan of Colonial Village, as of record in Book 1424, page 58, Register's Office for said County, described as follows:
BEGINNING at a point in the easterly margin of Donelson Pike, the common corner of Lots Nos. 5 & 6: thence with the line between said lots, easterly 199.45 feet to the west line of Lot No. 54; thence with the line of the same northerly 71.51 feet to the south margin of Colonila Circle; thence with the margin of the same westerly 172.85 feet to the beginning of a curve; thence around said curve, southwesterly 38.75 feet to the easterly margin of Donelson Pike; thence with the margin of the same, southerly 50.62 feet to the beginning.
Being the same property conveyed to Jean Parkes Nunley, by deed from Clifford W. Russell et al, of record in Book 1639, page 623, said Register's Office, and by decree of the 4th. Circuit Court of record in Minute Book 7, page 7, in the style of Nunley vs. Nunley under Rule 31636.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, as hereinabove set out, their heirs and assigns, forever.

And we do covenant with the said GRANTEES 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 as hereinabove set out.

And we, the grantors do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands s this 3rd day of September, 19 59

Edward A. Nunley
Edward A. Nunley

Jean Parkes Nunley
Jean Parkes Nunley

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, James F. Bellsley Jr., a Notary Public in and for said County and State, the within named Jean Parkes Nunley and husband Edward A. Nunley,

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 Nashville, Tennessee, this 3rd day of Sept, 19 59

My Commission Expires April 16, 1961

James F. Bellsley Jr.
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY TENN.

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