BK 3028

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, the receipt of which is hereby acknowledged; and for the further consideration that the grantees herein assume and agree to pay the remaining $10,972.95, being the balance of a note dated August 27, 1956, executed by Andrew Greene and wife, payable to Kimbrough-Phillips Company, for the original sum of $11,900.00, with interest at 4½% per annum; both principal and interest payable $66.15 monthly, beginning Oct. 1, 1956, balance due Aug. 1, 1981, and said debt secured by a deed of trust of record in Book 2563, page 483, Register's Office for Davidson County, Tennessee,

CLARK - POWELL, INC., a Tennessee Corporation

has / ~~have~~ does bargained and sold, and by these presents ~~do~~ transfer and convey unto the said LEON TURNER WADE AND WIFE, EDITH J. WADE their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 50 on the Plan of Elysian Park, as of record in Book 2331, page 32, Reigster's Office for said County.
Said Lot No. 50 fronts 78 feet on the northerly side of Bellengrath Drive, and runs back 230 feet on the east line and 228.3 feet on the west line, to a dead line in the rear, on which it measures 78 feet.
Being the same property conveyed to Mid-South Realty Company, by deed from Andrew Greene and wife, Margaret T. Greene, as of record in Book 2995, page 377, said Register's Office, as re-recorded by a deed of correction of record in Book 3028, page 49, 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 LEON TURNER WADE AND WIFE, EDITH J. WADE, their heirs and assigns, forever.

And the grantor herein, does / ~~do~~ covenant with the said LEON TURNER WADE AND WIFE, EDITH J. WADE, that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And the grantor herein, does / ~~do~~ further covenant and bind itself, its successors / ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said grantees herein, their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, the said Clark-Powell, Inc., has caused this instrument to be executed by its duly authorized officers on this 15th day of February, 1960.

Attest: Don M. Powell
Don M. Powell, Sec.

CLARK-POWELL, INC.
By: Franklin G. Clark
Franklin G. Clark, President

STATE OF TENNESSEE }
DAVIDSON COUNTY }

Personally appeared before me, X, a Notary Public in and for said County and State, the within named X, the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at , Tennessee, this day of , 19

Commission expires X Notary Public

TENNESSEE TITLE COMPANY

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