K 3035

For and in consideration of the sum of TEN AND NO/100********** DOLLARS ($ 10.00 ),

and other good and valuable considerations paid by the Grantees herein, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the Grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated October 24, 1958, in the original principal sum of $12,700.00 executed by James Edward Whitfield and wife, and payable to Kimbrough-Phillips Company, in monthly installments of $66.26 each, including interest at 4-3/4% per annum, beginning December 1, 1958, the said note being secured by a trust deed to Miller Kimbrough, Trustee, of record in Book 2867, page 233, Register's Office for Davidson County, Tennessee.

JAMES EDWARD WHITFIELD and wife, MARGARET N. WHITFIELD,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto HARVEY C. SMITH, and wife, MARY LOU SMITH,

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:

Being Lot No. 56 on the Plan of Charlotte Park, Section I, of record in Book 2663, pages 2-6 inclusive, Register's Office for said County.

Said Lot No. 56 fronts 65 feet on the northeasterly side of American Road and runs back 221.5 feet on the northwesterly line and 203.9 feet on the southeasterly line to a deed line in the rear on which it measures 100 feet.

Being the same property conveyed to James Edward Whitfield and wife, Margaret N. Whitfield, by deed from A. H. Johnson and wife, of record in Book 2810, page 463, said Register's Office.

This conveyance is made subject to restrictions of record in Book 2638, page 490, 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, except as shown above and except for 1960 taxes, which have been prorated and assumed by Grantees

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 5th day of April, 1960.

James Edward Whitfield

Margaret N. Whitfield

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named James Edward Whitfield and wife, Margaret N. Whitfield,

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, the 5th day of April, 1960.

Reau E. Folk, Jr.
Notary Public

My commission expires: July 23, 1962

WARRANTY DEED
MC&F (ST)

From 78549
JAMES EDWARD WHITFIELD et ux.

To
HARVEY C. SMITH et ux.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 6 day of APR A.D. 1960 at 12:12 o'clock P M.
Noted in Book 25 Page 462
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By McAnnally D.C.

REAU E. FOLK, JR., ATTY.
NASHVILLE, TENNESSEE

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