BK 3099

For and in consideration of the sum of $ 10.00

Ten and No/100 DOLLARS,

Cash in hand paid by Curtis P. Edwards and wife, Betty Jo Edwards, and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption of the unpaid balance of a certain indebtedness evidenced by one note dated June 3, 1957, for $11,250.00, with interest at 4½% per annum, payable to Lawrence Realty Company, and secured by Deed of trust executed by Edward L. Price and wife, to John W. Lawrence, Trustee, of record in Book 2629, page 145, Register's Office for said County, Tennessee, which said unpaid balance of said indebtedness, being at present in the amount of $10,491.73, the said Curtis P. Edwards and wife, Betty Jo Edwards, do hereby assume and agree to pay, I,

EMMA A. PILKERTON,

have bargained and sold, and by these presents do transfer and convey unto the said

CURTIS P. EDWARDS AND WIFE, BETTY JO EDWARDS,

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being the northerly 95 feet of Lot No. 270 and the northerly 29 feet front and rear of Lot No. 271 on the map of Lynnwood Place, as of record in Book 332, [illegible], Register's Office for said County.

Said parts of said lots adjoin and front together 124 feet on the east side of Kinwood Avenue and run back between lines 207.4 feet on the south line of part of Lots 270 and 210 feet, more or less, on the north line of part of Lot No. 271 to a head line in the rear on which they measure 94 feet.

Being the same property conveyed to Emma A. Pilkerton, by deed from Edward L. Price and wife, of record in Book 2311, page 118, 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 Curtis P. Edwards and wife, Betty Jo Edwards,

their heirs and assigns, forever.

And I do covenant with the said Curtis P. Edwards and wife, Betty Jo Edwards,

that I am 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 forth.

And I, Emma A. Pilkerton,

do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Curtis P. Edwards and wife, Betty Jo Edwards,

their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 30th day of June, 1960.

Emma A Pilkerton

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Lloyd W. Pate, a Notary Public in and for said County and State, the within named Emma A. Pilkerton,

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, this 30th day of June, 1960.

Commission expires May 20, 1963

Lloyd W. Pate
Notary Public

Warranty Deed

From EMMA A. PILKERTON,

To CURTIS P. EDWARDS AND WIFE, BETTY JO EDWARDS.

92244

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record the 2nd day of July A.D. 1960 at 9:46 o'clock A.M.
Recorded in Book 3099 Page 28
JAMES P. WILSON, Register
By [illegible] D.C.

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