K 3103

WARRANTY DEED NASHVILLE TITLE COMPANY

For and in consideration of the sum of TEN AND NO/100 **** DOLLARS ($10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

W. H. WEST and wife, ARTHA ADAMS WEST,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto FRANZ BOKAY and wife, HETTY BOKAY,***

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:

Land in Davidson County, Tennessee, being Lot No. 9 on the Map of Henry George's Subdivision of part of Lot No. 56 in the Boyd Cockrill Spring Tract, as of record in Book 161, page 171, Register's Office for said County.

Said Lot No. 9 fronts 50 feet on the westerly side of 30th Avenue South, formerly Parker Street or Avenue, and runs back between parallel lines 128½ feet, more or less, to a dead line.

Being the same property conveyed to W. H. West and wife, Artha Adams West by deed from Georgia W. Stewart and husband, of record in Book 1296, page 1, 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 for all taxes for 1960 which have been prorated and assumed by the 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 3rd day of August, 1960

W. H. West

Artha Adams West

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Jeanne B. Tidwell, a Notary Public in and for the State and County aforesaid, personally appeared the within named W. H. WEST and wife, ARTHA ADAMS WEST, 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 3rd day of August, 1960

Jeanne B. Tidwell
Notary Public

My commission expires: May 15, 1963.

WARRANTY DEED
From W. H. WEST, et ux
To FRANZ BOKAY, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 5 day of AUG A.D. 1960 at 12:17 o'clock P.M.
Noted in Book 2276 Page 239
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By Emma Lee

G 169