K 3181

For and in consideration of the sum of ---------($10.00)---------

Ten and no / 100 ---------- DOLLARS

cash in hand paid by Frances F. Holt and Bonnie C. Holt, the assumption of the balance due First Federal Savings and Loan Association under one note dated August 6, 1955, for the sum of $7,000.00, secured by deed of trust to Louis H. Linx, Trustee, of record in Book 2446, page 451, and other good and valuable consideration, the receipt which is hereby acknowledged,

We, Jere B. Holt, Jr. and Bonnie C. Holt, have bargained and sold, and by these presents do transfer and convey unto the said Frances F. Holt, and Bonnie C. Holt 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. 17 on the Plan of J. B. Hancock's East End Addition, as of record in Book 57, Page 113, Register's Office for said County. Said Lot No. 17 fronts 50 feet on the southerly side of Sharpe Avenue and runs back between lines 142.28 feet on the easterly line and 142.37 feet on the westerly line, to an alley, measuring 50 feet thereon.

Being the same property conveyed to Jere B. Holt, Jr. and Bonnie C. Holt, by deed from H. A. Stevens Realty Company, a Tennessee Corporation, as of record in Book , page , 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 Frances F. Holt, and Bonnie C. Holt, their heirs and assigns, forever.

And We do covenant with the said Frances F. Holt, and Bonnie C. Holt, 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.

And we, Jere B. Holt, Jr. and Bonnie C. Holt, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Frances F. Holt and Bonnie C. Holt their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 9th day of January, 19 61

Jere B. Holt Jr.

Mrs. Bonnie C. Holt

STATE OF TENNESSEE, Davidson County

Personally appeared before me, Ezell Dickerson, a Notary Public in and for said County and State, the within named Jere B. Holt, Jr. and Bonnie C. Holt 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 office, this 9th day of January, 19 61

Commission expires April 24, 1962

Ezell Dickerson
Notary Public

WARRANTY DEED

FROM Jere B. Holt, Jr. and Bonnie C. Holt

TO Frances F. Holt and Bonnie C. Holt

28246

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 14 day of FEB A.D. 1961 at 2:26 o'clock P.M.
Noted in Book 2446 Page 451
Recorded in Book Page
Recording Fee $1.00
JAMES R. WILSON, Register
By

Attorneys Title Company
Title Examined
NASHVILLE, TENN.

G 454