BK 3184

WARRANTY DEED G-7849 — 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, and subject to the principal balance now due, plus future interest, on a certain note, dated April 18, 1958, in the original sum of $9,200.00, with interest at 5½% per annum, payable to the order of First Federal Savings and Loan Association, and secured by a deed of trust executed by Lewis E. Conquest and wife, Ruth T. Conquest to T. I. Holman, Jr., Trustee, of record in Book 2763, page 383, Register's Office for Davidson County, Tennessee,

GORDON DURHAM and wife, NELLIE B. DURHAM

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto DANIEL C. McLEOD and wife, JOSEPHINE McLEOD

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 part of Lot. No. 1, Block "A" on the Plan of Tim H. Moore's Subdivision of part of the A. W. Johnson and G. P. Smith's Subdivision, as of record in book 332, page 107, Register's Office for said County, described according to a survey by Hickerson-Miller, surveyors, November 27, 1957, as follows: Beginning at a point in the easterly margin of Emmett Street, said point being 146 feet north of the intersection of said street and West Greenwood Avenue; thence south 87 degrees 30 min. east, 125.8 feet to the margin of the Hattie Cotton School Grounds; thence north 7 degrees 45 min, east 58 feet along the westerly margin of said school grounds to an iron pin; thence north 86 degrees 30 min. west 129.5 feet to the easterly margin of Emmett Street; thence southerly along the margin of said street 55 feet to the point of beginning.

Being the same property conveyed to Gordon Durham and wife, Nellie B. Durham, by deed from Lewis Eugene Conquest and wife, Ruth T. Conquest, of record in Book 2908, page 499, 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.

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 1st day of March, 1961.

Gordon Durham

Nellie B Durham

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mrs. Dixie Griffin, a Notary Public in and for the State and County aforesaid, personally appeared the within named Gordon Durham and wife, Nellie B. Durham, the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 1st day of March, 1961.

Mrs. Dixie Griffin
Notary Public

My commission expires: May 5, 1963

NASHVILLE TITLE COMPANY
Guaranteed Title
NASHVILLE, TENNESSEE

STATE OF TENNESSEE
DAVIDSON COUNTY

Received in Book 2979 Page 170
This 2 day of May 1961 at 8:45 A.M.
Recorded in Book 2979 Page 170
This 2 day of May 1961 at 8:45 A.M.
Fee $1.10
WILSON
Register
By Emil Knabb D.C.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

28979

WARRANTY DEED

From
Gordon Durham, et ux.

To
Daniel C. McLeod, et ux.

Daniel C. McLeod

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