BK 3217

32508

WARRANTY DEED

FROM

W. M. Edwards and wife,
Lura C. Edwards

TO

William Robbins Eller and
wife, Helon Christine C. Eller

STATE OF TENN.
DAVIDSON COUNTY
Filed in Office
10th day of Nov. A.D. 1961
at 9:45 A.M.
Recorded in Book 3273
Page 309
Fees $2.00
Register

Attorneys Title Company
Titles Guaranteed
Suite 5, Stahlman Bldg.
NASHVILLE, TENN.

DOCUMENTARY
UNITED STATES INTERNAL REVENUE
65 ONE DOLLAR

WARRANTY DEED — ATTORNEYS TITLE COMPANY

For and in Consideration of the sum of -

- - - - - - - - Ten and No/100 ($10.00) - - - - - - - - - - - - DOLLARS

cash in hand paid by William Robbins Eller and wife, Helon Christine C. Eller, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the further consideration of the assumption by the said William Robbins Eller and wife, Helon Christine C. Eller, of the present principal balance in the amount of $9,408.48, owing under the terms of a deed of trust executed by Grantors herein to E. E. Murrey, Trustee, of record in Book 2989, page 545, Register's Office for Davidson County, Tennessee, to secure to First Mortgage Company of Nashville, payment of one note dated October 22, 1959, for the original principal sum of $9,650.00.

We, W. M. Edwards and wife, Lura C. Edwards,

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

William Robbins Eller and wife, Helon Christine C. Eller,

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

Land near Nashville, in Davidson County, Tennessee, being part of Lot No. 10 on the Revised Map of H. E. Marlin's Subdivision of Lot No. 18, etc., on the Map of Bransford Realty Company's Sharondale Subdivision, and described as follows:

Beginning at a point in the east margin of Linmar Avenue, sometimes called Lynmar Avenue, at an iron pin at the corner of Lots Nos. 9 and 10, said point being 137.6 feet north of an iron pin in the north margin of Woodlawn Avenue as partly established; thence with the line between Lots Nos. 9 and 10, easterly 169.5 feet to a point in the west right-of-way line of the Tennessee Central Railroad; thence northerly 49.7 feet to an iron pin which is 10.3 feet south of the corner of Lots Nos. 10 and 11; thence westerly 127 feet to an iron pin in the original lot line between Lots Nos. 10 and 11; thence with said lot line, westerly 46.1 feet to a point, which is 3.8 feet south of an iron pin at the east margin of Linmar Avenue; thence with the margin of the same, southerly 60 feet to the beginning.

Being the same property conveyed to W. M. Edwards and wife, Lura C. Edwards, by deed from Robert W. Terry and wife, Hazelmai M. Terry, of record in Book 2991, page 5, said Register's Office.

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