BK 3226

41400

J. W. MINNICKS et ux. et al.

To: WARRANTY DEED

JAMES E. CARTER et ux.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received and recorded 31 day
of MAY A.D. 1961
at 12:41 o'clock P M.
Noted in Book 98 Page 224
Recorded in Book ____ Page ____
Recording Fee $ 2.00
JAMES P. WILSON, Register
By [signature]
Ast. Reg.

No TITLE EXAMINATION.

THIS DEED OF CONVEYANCE executed and delivered by J. W. Minnicks, joined by his wife, Mildred C. Minnicks, and Smith Morris, Jr., joined by his wife, Elizabeth Moon Morris, hereinafter called the Grantors, to James E. Carter and wife, Josephine Carter, hereinafter called the Grantees,

WITNESSETH:

That for and in consideration of Ten ($10.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged, and other consideration as hereinafter set out, the Grantors have this day bargained and sold and do by these presents hereby sell, transfer and convey unto the Grantees, survivor and assigns, certain real property situated in the City of Nashville, Davidson County, Tennessee, and described as follows, to-wit:

BEING Lot No. 72 in Sharpe and Horn's First Addition to Northeast Nashville, a plat of which appears of record in the Register's Office for Davidson County, Tennessee, in Book No. 57 at Page No. 152. Said lot fronts 50 feet on the East side of Stainback Avenue and runs back between parallel lines 153 feet to an alley. Being the same real property conveyed to J. W. Minnicks and Smith Morris, Jr., by Carl Gibbs and wife, Ann E. Gibbs, in a deed of record in said Register's Office in Book No. 3220 at Page No. 120.

TO HAVE AND TO HOLD the premises aforesaid, with all the appurtenances and immunities thereto belonging, unto the said Grantees, survivor and assigns, in fee simple forever.

Of the consideration aforesaid, the Grantees do hereby assume and agree to pay the remaining unpaid balance on a certain note dated May 14, 1958 executed by Eugene C. Wann and wife, to Mid-South Mortgage Corporation, in the original principal amount of $7,750.00, bearing interest at 5½% per annum, and due and payable in monthly installments of principal and interest of $46.50 beginning July 1, 1958, with final payment

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