K 3250

For and in consideration of the sum of $ 250.00

TWO HUNDRED FIFTY AND NO/100---------- DOLLARS

Cash in hand paid by the grantees herein, receipt of which is hereby acknowledged, and the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of $11,625.51, a note dated December 23, 1960, executed by the grantors herein, payable to Murphree Mortgage Company, for the original sum of $11,700.00, with interest as set out in said note; both principal and interest payable $68.33 monthly, beginning February 1, 1961, balance January 1, 1991, and secured by Deed of Trust of record in Book 3176, page 567, Register's Office for Davidson County, Tennessee; said note having since been assigned to Union Dime Savings Bank, by an instrument of record in Book 3196, page 496, said Register's Office, we,

ASGILL B. BRASWELL, JR. AND WIFE, PEGGY S. BRASWELL,

have bargained and sold, and by these presents do transfer and convey unto the said H. R. CRUISE AND WIFE, JESSIE M. CRUISE,

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. 199 on the Plan of Stanford Country Club Estates, Section IV, as of record in Book 2900, pages 83 and 84, Register's Office for said County and described as follows:
Said Lot fronts 84.43 feet on the southwesterly side of Stafford Drive and runs back between lines, 206.46 feet on the southeasterly side and 211.10 feet on the northwesterly side to a dead line in the rear on which it measures 57.97 feet.
Being the same property conveyed to Asgill B. Braswell, Jr. and wife, Peggy S. Braswell, by deed from Carl Batson and wife, of record in Book 3165, page 613, said Register's Office.
The above described property is being conveyed subject to restrictions in Book 3066, page 219, 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 H. R. CRUISE AND WIFE, JESSIE M. CRUISE, their heirs and assigns, forever.

And we do covenant with the said H. R. CRUISE AND WIFE, JESSIE M. CRUISE, 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, the grantors, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees herein, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 21st day of June, 19 61

Asgill B Braswell Jr.
Asgill B. Braswell, Jr.
Peggy S Braswell
Peggy S. Braswell

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, L. D. Richardson, a Notary Public in and for said County and State, the within named Asgill B. Braswell, Jr. and wife, Peggy S. Braswell, the bargainor, 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 21st day of June, 1961

Commission expires: April 24th 1962

L. D. Richardson
Notary Public

46922

Warranty Deed
G-144881 - Bm

From: ASGILL B. BRASWELL, JR. ET UX

To: H. R. CRUISE ET UX

ADDRESS FOR IT THEY: 2123 SC.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
A.D. 1961
Recorded in Book
Fee
JOHN P. WILSON, Register

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