K 3312

TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1001 — Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00

TEN AND NO/100 ---------- DOLLARS

Cash in hand paid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note dated Mar. 1, 1956, executed by the grantees herein, payable to George B. Potts and wife, for the original sum of $7,500.00, with interest at 6% per annum, both principal and interest payable $63.29 monthly, and said debt secured by a vendor's lien retained in the deed of record in Book 2495, page 22, Register's Office,

WE, CARL PRESTON BESHEARS AND WIFE, ROSA MARY BESHEARS,

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

MARVIN G. NASH AND WIFE, BEULAH D. NASH

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. 269 in Edgefield Land Company's First Subdivision, as of record in Book 57, page 130, Register's Office for said County.
Said Lot No. 269 fronts 50 feet on the north side of Ashworth Avenue, now Eastside Avenue, and runs back between parallel lines, 150 feet to an alley.
Being the same property conveyed to Carl Preston Beshears and wife, Rosa Mary Beshears by deed from Marvin G. Nash and wife, as of record in Book 2962, page 41, said Register's Office.

MARVIN G. NASH hereby declares that he is the true and lawful holder and owner of the entire indebtedness fully described in and secured by Vendor's lien in the deed of record in Book 2962, page 41, said Register's Office, to which reference is here made and for a valuable consideration in hand paid does hereby release and discharge said line as to the above described land, but no further or otherwise.

Marvin G. Nash
MARVIN G. NASH

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said MARVIN G. NASH AND WIFE, BEULAH D. NASH their heirs and assigns, forever.

And we do covenant with the said MARVIN G. NASH AND WIFE, BEULAH D. NASH 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 herein 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 hands this 15th day of October, 1960

Rosa Mary Beshears
Rosa Mary Beshears

Carl Preston Beshears
Carl Preston Beshears

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Wilma Bean, a Notary Public in and for said County and State, the within named Carl Preston Beshears [redacted], and Marvin G. Nash

the bargainors, 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 15 day of [redacted] Oct., 1960

Commission expires 4-29-61

Wilma Bean
Notary Public

TENNESSEE TITLE COMPANY

(Note Other Side)

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