K 3314

WARRANTY DEED

For and in consideration of the sum of ($10.00) - - - - - - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - - *DOLLARS* cash in hand paid and other good and valuable considerations, paid by the grantee, the receipt of which is hereby acknowledged, and subject to an unpaid principal balance of $4,463.66 of a vendor's lien retained in deed from Zack Q. Myers and wife, to Thomas A. Sweathomas and wife, dated February 25, 1956, of record in book 2494, page 362, Register's Office for Davidson County, Tennessee.

We, Thomas A. Sweathomas and wife, Nancy H. Sweathomas

have bargained and sold, and by these presents do transfer and convey unto the said Union Trust Company, its successors and assigns, ~~heirs and assigns~~, *a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*

Land in Davidson County, Tennessee, being lots Nos. 22 and 23 of Block "M" on the map of Woodlawn Estates, as of record in book 843, page 82, Register's Office for said County.

Said lots Nos. 22 and 23 front together 50 feet on the westerly side of Kate Street and extend back between parallel lines 165 feet to a dead line.

Being the same real property conveyed to Thomas A. Sweathomas and wife, Nancy H. Sweathomas, by deed from Zack Q. Myers and wife, dated February 25, 1956, filed February 29, 1956, and recorded in book 2494, page 362, said Register's Office.

This conveyance is made subject to restrictions of record in book 1264, page 266, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Union Trust Company, its successors and assigns, ~~heirs and assigns~~, *forever.*

And we *do covenant with the said* Union Trust Company *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.*, except as above set out.

And Thomas A. Sweathomas and wife, Nancy H. Sweathomas *do further covenant and bind* curselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Union Trust Company, its successors and assigns, ~~heirs and assigns~~ *against the lawful claims of all persons, whomsoever.*

Witness our *hand* s *this* 7th *day of* December, *19* 61., ~~the execution hereof, and having acknowledged the same to be signed by the duly authorized officers and the seal affixed.~~

Thomas A Sweathomas

Nancy H Sweathomas

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Yvonne Evans, *a Notary Public in and for said County and State,* Thomas A. Sweathomas and Nancy H. Sweathomas *the within named bargainor* s, *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* 13th *day of* December, *19* 61.

Yvonne Evans *Notary Public*

Commission expires October 27, 1962.

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