BK 3464

WARRANTY DEED

REAU E. FOLK, JR., FORM

For and in consideration of the sum of TEN AND NO/100 ******** DOLLARS ($ 10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated March 23, 1956, in the original principal sum of $12,400.00, payable to Murphree Mortgage Company in monthly installments of $62.84, including interest at 4½% per annum, said note being secured by a deed of trust executed by Charles Edwin Parman and wife, Mary Parman, to John W. Murphree, Trustee, of record in Book 2512, page 255, Register's Office for Davidson County, Tennessee,

CHARLES EDWIN PARMAN and wife, MARY PARMAN, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES E. TRAMEL and wife, DOROTHY W. TRAMEL, hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 169 on the Plan of Woodberry Park, as of record in Book 2133, pages 117, 118 and 119, Register's Office for said County and described as follows:

Beginning at a point in the southerly margin of Woodberry Drive, at the common corner of Lots 168 and 169; thence with the line between said lots, southwardly 123 feet to a corner of Lot 170; thence with the line between Lots 169 and 170, eastwardly 117.3 feet to the westerly margin of Seneca Drive; thence with the margin of said Drive northwardly 82.8 feet to the beginning of a curve; thence with said curve, northwestwardly 39.3 feet to the southerly margin of Woodberry Drive; thence with said Drive, westwardly 87 feet to the beginning.

Being the same property conveyed to Charles Edwin Parman and wife, Mary Parman, by deed from Sam B. Sanders, and wife, Jean S. Sanders, of record in Book 2498, page 15, 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 Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., except as shown above.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 28th day of November, 1952

Charles Edwin Parman
Charles Edwin Parman

Mary Parman
Mary Parman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____, the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19__

_____
Notary Public

My commission expires:

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