K 3571

WARRANTY DEED -9629

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 all future interest, on a certain note dated August 5, 1959 payable in monthly installments of $109.71, including principal and interest at 6% per annum, to the order of Hinda Burton Piper (payable through the First Federal Savings & Loan Association), and secured by a vendor's lien retained in the deed from Hinda Burton Piper to James E. Moore, of record in Book 2929, page 592, Register's Office for Davidson County, Tennessee,

JAMES E. MOORE, joined by his wife, Margaret S. Moore

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

LOUISE S. MARTIN, a widow, ***

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 the southerly 46 feet of Lot No. 170 on the Belmont Land Company's Plan of Lots, called "Belmont Heights" as of record in Book 421, page 34, Register's Office for said County.

Said southerly part of said Lot No. 170 fronts 46 feet on the easterly side of Oakland Avenue and runs back between parallel lines with the northerly line of Lot No. 171 on said plan to an alley.

Being the same property conveyed to James E. Moore, unmarried, by deed from Hinda Burton Piper, a widow, of record in Book 2929, page 592, said Register's Office.

This tract is improved and known as 2402 Oakland Ave, Nashville, 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 set out above and except for all taxes for 1963 which have been prorated and assumed by the Grantee.

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 whomsoever.

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 ____ day of June, 1963

James E. Moore

Margaret S Moore

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named James E. Moore and wife, Margaret S Moore the 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, the ____ day of _____, 1963

My commission expires: _____

Notary Public

WARRANTY DEED
From James E. Moore, et ux
To Louise S. Martin.
66005
Mail to: Louise S. Martin 2402 Oakland Ave

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 4 day of JUL 1963 at 9:45 o'clock A.M.
Noted in Book 1015 Page 576
Recorded in Book ____ Page ____
Recording Fee $2.50
Register, Deputy Reg.

NASHVILLE TITLE CO.
Nashville, Tennessee

PG 107