K 3614

WARRANTY DEED

FROM

Thomas M. Moore and wife

Barbara M. Moore

TO

J. Warren Gepford and wife

Frances H. Gepford

81165

REGISTER'S OFFICE
TENNESSEE
COUNTY

Received for record this 23 day of AUG A.D. 1962 at 1:52 o'clock P.M.
Noted in Book 2006 Page 315
Recorded in Book Page
Recording Fee $2.25
Register
By Deputy Reg.

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

Dobson & Johnson, Inc.

WARRANTY DEED

For and in Consideration of the sum of Ten Dollars and no/100----------
----------($10.00) DOLLARS

Cash paid by J. Warren Gepford and wife, Frances H. Gepford, and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the Grantees herein to pay, theprincipal balance now due, plus future interest, on a certain note, dated February 5, 1962, filed February 6, 1962, in the original principal sum of $19,400.00, payable to Mid-South Mortgage Corporation, said note being secured by a Deed of Trust executed by Thomas M. Moore and wife, Barbara M. Moore to Robert P. McCampbell, Trustee, of record in book 3351, page 361, Register's Office for Davidson County.
Said note and deed of trust securing the same have been assigned tc The Northwestern Mutual Life Insurance Company by an instrument dated February 13, 1962, filed February 15, 1962, and recorded in Book 3353, page 32, Register's Office for Davidson County, Tennessee.

Thomas M. Moore and wife, Barbara M. Moore

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

J. Warren Gepford and wife Frances H. Gepford

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 107 on the Plan of Pleasant Hills Addition as or record in book 3300, page 7, Register's Office for said County,
Said lot fronts 166 feet on the south side of Nella Drive and runs back 295.8 feet on the westerly line and 216.8 feet on the east line tc the north line of Tract marked "Reserved" on which it measures 98 feet.
Being the same real property conveyed to Thomas M. Moore and wife, Barbara M. Moore, by deed from L. T. Walton, et al, dated February 5, 1962, filed February 6, 1962, and recorded in book 3341, page 61, 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 J. Warren Gepford and wife Frances H. Gepford

their heirs and assigns, forever.

And We do covenant with the said J. Warren Gepford and wife, Frances H. Gepford 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 herein stated and 1963 taxes a lien not yet due and payable but taxes have been pro-rated and assumed.

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