K 3640

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. C-16855

SEND TAX NOTICES TO: United Mortgages Servicing Corp.

ADDRESS: 480 James Robertson Parkway

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by Bobby J. Baldwin and wife, Sarah C. Baldwin, hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Lonnie Isabell and wife, Geraldine E. Isabell hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, 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 Lots Nos. 42, 43, and 44, on a part of Blocks L and M, of Dupont City Subdivision, as of record in Book 421, page 135, Register's Office for said County.
Said lots adjoin and front together 75 feet on the southerly side of Clancy Street, and extend back between lines, 152.5 feet on the westerly line of Lot No. 42, and 155.4 feet on the easterly line of Lot No. 44, to an alley in the rear on which it measures 75 feet.
Being the same property conveyed to Lonnie Isabell and wife, Geraldine E. Isabell, by deed from W. C. Wenardie & Company, Inc., a Tennessee Corporation, as of record in Book 2132, page 53, said Register's Office.

Subject to Easement contained in the deed of record in Book 2132, page 53, above, said easement being for the purpose of laying a water line across the lot and being 5 feet of [illegible]

THIS TRACT IS _____ IMPROVED AND SHOWN ON TAX RECORDS AS:

No.	Street	City	Zone	State
[illegible]	[illegible] Street	Goodlettsville		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 GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we 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, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this the 2nd day of [illegible], 1962.

Lonnie Isabell

Geraldine E. Isabell

STATE TAX $ 18.00
PROBATE .50
TOTAL $ 18.50

OCT 3 1962

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned R. E. WORRALL, COUNTY COURT CLERK for said County and State, the within named [illegible] and Geraldine E. Isabell, 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 Madison, Goodlettsville, Tennessee, this 2nd day of October, 1962.

Commission expires May 1, 1967

Kate C. Cullen
Notary Public

WARRANTY DEED

FROM 89385

Lonnie Isabell, et ux

TO

Bobby J. Baldwin, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
OCT 3 1962 at 2:57 P.M.
Noted in Book 1064 Page 615
Recorded in Book
Recording Fee $ 2.00
Fee Paid
By [illegible]

NASHVILLE, TENN. INC.

DOCUMENTARY

Bobby J. Baldwin, 1130 Cedar Ave., Nashville, Tenn. - Sarah C. Baldwin

G 615