K 3645

WARRANTY DEED G-165287

For and in consideration of the sum of TEN * 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 May 10, 1963, for the sum of $8,500.00, payable to Southern Federal Savings & Loan Association in monthly installments of $60.90, including interest at the rate of 5 per cent per annum, and a service fee of 1 per cent per annum, beginning June 1, 1963, said note being secured by a deed of trust executed by Mabel Pegram Bulla to A. H. Thomas, Trustee, as of record in Book 3593, page 583, Register's Office for Davidson County, Tennessee.

MABEL PEGRAM BULLA, unmarried,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto D. G. LAMBERTH and wife, BERTHA L. LAMBERTH,

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. 15 on the Map of Hardison and Young's Lots in West End Park, as of record in Book 421, page 190, Register's Office for said County.

Said Lot No. 15 fronts 50 feet on the westerly side of North Park Circle, formerly Richland Avenue, and runs back between lines, with the northerly margin of an alley, 151 feet to an alley in the rear, measuring 40.9 feet thereon.

Being the same property conveyed to Mabel Pegram Bulla, Sole and separate Estates, by deed from R. W. Hamilton and wife, as of record in Book 3219, page 369, 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 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.

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 1st day of November, 1963

Mabel Pegram Bulla (signature)
Mabel Pegram Bulla

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Mabel Pegram Bulla, unmarried,

the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 1st day of November, 1963

Reau E. Folk, Jr. (signature)
Notary Public

My commission expires: July 26, 1966

REAU E. FOLK, JR., ATTY.
NASHVILLE, TENNESSEE

[redacted]

NOV 1:14 1963 Book 117 P 54 $1.200

Deputy Reg.

WARRANTY DEED
From 95309
MABEL PEGRAM BULLA, unmarried
To
D. G. LAMBERTH, ET UX

G 546