K 3676

TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Kenneth Von Nieda et ux (NAME)	Guaranty Mortgage Company (NAME)	8D 66575
6137 Bresslyn Road (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in consideration of the sum of $27,500.00
Twenty Seven Thousand, Five Hundred and no/100 - DOLLARS
cash in hand paid by Kenneth Von Nieda and wife, Josephine M. Von Nieda

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,
Theodore H. Pailet and wife, Louise M. Pailet

hereinafter referred to as 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 Lot No. 42 on the Plan of West Meade Farms, Inc., Section "C", as of record in book 1835, page 44, Register's Office for said County, described as follows:

Beginning at a point in the southerly margin of Bresslyn Road, the common corner of Lots Nos. 42 and 43; thence with the line between said lots, southeasterly 234.1 feet to a corner of Lot No. 41; thence with the line between lots Nos. 41 and 42, southwesterly 198 feet to a point in the easterly margin of West Meade Drive; thence with the margin of said Drive, northwesterly 206.4 feet to the beginning of a curve; thence with said curve northeasterly 39.3 feet to a point in the southerly margin of Bresslyn Road; thence with said road northeasterly 159 feet to the beginning.

Being the same real property conveyed to Theodore H. Pailet and wife, Louise M. Pailet, by deed from William L. Sadler and wife, dated July 6, 1955, filed July 21, 1955, and recorded in Book 2111, page 501, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

1964 Metro Taxes have been prorated and are hereby assumed by purchasers.

This is (unimproved) (improved X) property, known as 6137 Bresslyn Road, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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.

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.

Witness our hands this 27th day of January 19 64

Theodore H. Pailet
Louise M. Pailet

STATE TAX $ 41.25
PROBATE .50
TOTAL $ 41.75

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, A.M. Tenison, a Notary Public in and for said County and State, the within named Theodore H. Pailet and wife, Louise M. Pailet, 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 Nashville, Tennessee, this 27th day of January, 1964.

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

Commission expires February 1, 1965 Notary Public A.M. Tenison

TENNESSEE TITLE COMPANY

Warranty Deed

FROM
Theodore H. Pailet and wife, Louise M. Pailet

To 10853
Kenneth Von Nieda and wife, Josephine M. Von Nieda

REGISTER STAMP BELOW

GUARANTY MORTGAGE CO. OF NASHVILLE

PUT REVENUE STAMPS HERE:

11:58 AM
Book 2176 Page 800
28 884

PUT COUNTY COURT CLERK'S STAMP HERE:

R. E. Worrall
Deputy Reg.

TENNESSEE TITLE INSURANCE CORPORATION

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