BK 3678

WARRANTY DEED — ATTORNEYS TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: TAX PARCEL NO. 150 10810

SEND TAX NOTICES TO: MURPHREE MORTGAGE Co.

ADDRESS: 226 THIRD AVE., N. NASHVILLE, TENN. P.O. BOX 3107

Now with in Consideration of the sum of $10.00

TEN AND NO/100---------- DOLLARS

CASH IN HAND PAID BY THE GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THE GRANTEES HEREIN ASSUME THE UNPAID BALANCE ON DEED OF TRUST EXECUTED BY WILLIAM W. BENZ JR., AND WIFE, TO MARVIN K. BARRY, TRUSTEE, OF RECORD IN BOOK 1873, PAGE 571, SAID REGISTER'S OFFICE, TO SECURE TO CENTRAL MORTGAGE CO., THE PAYMENT OF ONE NOTE DATED AUGUST 1, 1950, IN THE ORIGINAL PRINCIPAL AMOUNT OF $8,400.00, PAYABLE IN MONTHLY INSTALLMENTS OF $46.70 EACH, INTEREST AT THE RATE OF 4½% PER ANNUM, BALANCE AUGUST 1, 1975.

WE, WILLIAM H. EMERY AND WIFE, MAXINE H. EMERY

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

NATHAN GREEN CALDWELL AND WIFE, CAMILLA J. CALDWELL

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. 39 ON THE PLAN OF LINDELL HEIGHTS, AS OF RECORD IN BOOK 1835, PAGE 14, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 39 FRONTS 72.0 FEET ON THE NORTHERLY SIDE OF SOLLEY DRIVE AND EXTENDS BACK BETWEEN LINES, 185.0 FEET ON THE WESTERLY LINE AND 116.0 FEET ON THE EASTERLY LINE TO A DEAD LINE IN THE REAR, WHICH IS A BROKEN LINE, MEASURING A TOTAL OF 108.6 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO WILLIAM H. EMERY AND WIFE, MAXINE H. EMERY, BY DEED FROM WILLIAM W. BENZ JR., AND WIFE, MARGARET W. BENZ, OF RECORD IN BOOK 2444, PAGE 141, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

IMPROVED

THIS TRACT IS 919 No. SOLLEY Street REMOVED AND KNOWN ON THE MUNICIPAL MAP AS: NASHVILLE City TENNESSEE State

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said NATHAN GREEN CALDWELL AND WIFE, CAMILLA J. CALDWELL, THEIR heirs and assigns, forever.

And WE do covenant with the said NATHAN GREEN CALDWELL AND WIFE, CAMILLA J. CALDWELL 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 SET FORTH ABOVE.

And WE, WILLIAM H. EMERY AND WIFE, MAXINE H. EMERY do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to the said land to the said NATHAN GREEN CALDWELL AND WIFE, CAMILLA J. CALDWELL, THEIR heirs and assigns against the lawful claims of all persons, whomsoever.

Witness OUR hand S this 11TH day of FEBRUARY, 1964

William H. Emery

Maxine H. Emery

PG 393