BK 3702

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WARRANTY DEED — ATTORNEYS TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. OH 7050 - OH 7055 - OH 7060
SEND TAX NOTICES TO: Guaranty Mortgage Company
ADDRESS: 316 Union Street - Nashville, Tennessee

For and in Consideration of the sum of ----------

Ten and No/100 ----------($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration the grantees, James R. Cole and wife, Frances C. Cole have assumed and agreed to pay the remaining unpaid balance of a certain note which is secured by a deed of trust, executed by Edwin M. Bond, Jr., and wife, Jeanne G. Bond, to Herschel Greer, Trustee, of record in Book 2415, page 335, Register's Office for Davidson County, Tennessee, reference to which said instrument is here made for a more particular description of said note and the terms and conditions of said deed of trust, the obligations of which are assumed by the said grantees.

We, Edwin M. Bond, Jr., and wife, Jeanne G. Bond

have bargained and sold, and by these presents do transfer and convey unto the said James R. Cole and wife, Frances C. Cole

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 the southerly 37 feet 4½ inches front and 32 feet 4½ inches rear of Lot No. 30; all of Lots Nos. 31 and 32, and the northerly 36 feet 6 inches front and 28 feet rear of Lot 33, on the Plan of Marengo Park, Section "C", as of record in Book 1130, page 21, Register's Office for said County.

Said Lots and parts of Lots adjoin and front together 222 feet 10 inches on the westerly side of Rainbow Road and run back between lines, 222.2 feet on the north line of said part of Lot No. 30, and 218.6 feet, more or less, on the south line of said part of Lot No. 33, to a dead line in the rear, measuring 184 feet 4½ inches thereon.

Being the same property conveyed to Edwin M. Bond, Jr., and wife, Jeanne G. Bond, by deed from Lorene Harman Rose, as of record in Book 2401, page 438, Register's Office for Davidson County, Tennessee.

THIS TRACT IS	REFERRED AND SHOWN ON TAX RECORDS AS:		
3621	Rainbow Place	Nashville	Tennessee
No.	Street	City	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 James R. Cole and wife, Frances C. Cole their heirs and assigns, forever.

And we do covenant with the said James R. Cole and wife, Frances C. Cole 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 hereinabove set out.

And we, Edwin M. Bond, Jr., and wife, Jeanne G. Bond do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James R. Cole and wife, Frances C. Cole their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 5th day of March, 19 64

Edwin M Bond, Jr

Jeanne G. Bond

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