K 3704

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 January 1, 1954, in the original principal sum of $9,800.00, payable to Barry-Cockrill Company,(now, Murphree Mortgage Company) in monthly installments of $54.49, including interest at 4½% per annum, said note being secured by a deed of trust executed by Reynolds L. Allen and wife, to Calvin Cockrill, Trustee, of record in Book 2230, page 497, Register's Office for Davidson County, Tennessee,

CASEY PARKER and wife, VIRGIE E. PARKER,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto J. LINTON HOLT, JR. and wife, JOYCE MAYES HOLT,

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. 62 on the Map of Rosebank Park, as of record in Book 1835, page 26, Register's Office for said County.

Said Lot No. 62 fronts 68 feet on the north side of Carter Street and runs back between lines, 181.8 feet on the west line and 191.3 feet on the east line to a dead line in the rear on which it measures 68.7 feet.

Being the same property conveyed to Casey Parker and wife, Virgie E. Parker, by deed from Reynolds L. Allen and wife, as of record in Book 3104, page 189, Said Register's Office.

This conveyance is made subject to restrictions of record in Book 1907, page 593, and in Book 2041, page 35, said Register's Office.

This conveyance is also made subject to an easement granted to the City of Nashville, for sewer purposes of record in Book 3460, page 222, 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, except as shown above, and for 1964 Metro Taxes which have been prorated and assumed by the Grantees.

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 17th day of March, 19 64

Virgie E. Parker
Virgie E. Parker

Casey Parker
Casey Parker

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 Casey Parker and wife, Virgie E. Parker, the bargainor(s) 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 the 17th day of March, 19 64

Reau E. Folk Jr
Notary Public

My commission expires: July 26, 1966

REAU E. FOLK NOTARY PUBLIC

19914

WARRANTY DEED

From CASEY PARKER and wife,

To J. LINTON HOLT, JR. and wife,

REGISTER'S OFFICE STATE OF TENNESSEE DAVIDSON COUNTY
Received for record 20 day of Mar. 1964 at 8:14 o'clock A.M.
Recorded in Book 3704 Page 429
Recording Fee $ 2.00
Register

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

Folk - return

PG 429