K 3764

WARRANTY DEED REAU E. FOLK, JR., FORM **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of Ten & No/100 - - - - - - - - - - - - DOLLARS ($ 10.00),

Cash in hand paid, receipt of which is hereby acknowledged, other good and valuable considerations and the assumption of $5842.79, being a balance as set out in deed of trust executed by James L. King and wife, Ann W.King, to John W.Murphree, Trustee, of record in Book 2182, page 139, Register's Office Davidson County, Tennessee, to secure to Murphree Mortgage Company, the payment of one note dated June 5, 1953, in the original amount of $8750.00, payable in monthly installments of $48.64 each, including principal and interest at the rate of 4½% per annum, beginning July 1, 1953, balance June 1,1978.

We, James L.King and wife, Ann W.King

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

Eloise Ragan Jordan

hereinafter called the Grantee, her heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No.10, Block "C" on the Plan of Berry Hill Gardens Subdivision, as of record in Book 1130, page 36, Register's Office for said County.

Said Lot No.10 fronts 74.0 feet on the easterly side of Azalea Place and runs back between parallel lines, 131.0 feet to a dead line.

Being the same property conveyed to Ann W.King, by deed from Nancy Inman, Trustee, of record in Book 3577, page 159, R.O.D.C. Tennessee.

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 20th day of May, 1964.

Ann W. King

James L. King

SAMUEL F. DYKES NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Richard C. Maddox, a Notary Public in and for the State and County aforesaid, personally appeared the within named Ann W.King

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 22nd day of May, 1964.

Richard C. Maddox
Notary Public

My commission expires: Apr 28th 1968

RICHARD C. MADDOX NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

From

James L.King et ux.Ann W.King

To

Eloise Ragan Jordan

32133

REGISTERS OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 26 day of MAY A.D. 1964 at 2:38 o'clock P M.
Noted in Book ... Page ...
Recorded in Book ... Page ...
Recording Fee $ 2.25
... Register
By ... Deputy Reg.

TITLE COMPANY
TENNESSEE

PG 544