BOOK 3898 PAGE 690

WARRANTY DEED

TTC 179569

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
MAP- 129-A PAR. 68 BL.	Mr. & Mrs. J. M. Perry 123 Allendale Drive Nashville, Tennessee	First & Mid-South Mtg. Company 410 Union Street Nashville, Tennessee
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 214393
8D-63730	same as above	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt 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 November 11, 1959, in the original principal sum of $13,550.00, payable to The First Mortgage Company of Nashville (now, First and Mid-South Mortgage Company) in monthly installments of $85.37, including interest at 5-3/4% per annum, said note being secured by a deed of trust executed by Boyd T. Smith and wife, to E. E. Burrey, Trustee, of record in Book 3012, page 533,

BOYD T. SMITH and wife, FRANCES SCRUGGS SMITH, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto J. M. PERRY and wife, LOUISE L. PERRY,

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. 52 on the Map of West Meade Farms, Section 3, as of record in Book 1835, page 4.

Said Lot No. 52 fronts 112.5 feet on the south side of Allendale Drive, and runs back between lines, 156.8 feet on the east line and 139.8 feet on the west line to a dead line in the rear on which it measures 90.5 feet.

Being the same property conveyed to Boyd T. Smith and wife, Frances Scruggs Smith, by deed from James H. Reed and wife, Jacqueline N. Reed of record in Book 2993, page 497.

This conveyance is made subject to restrictions of record in Book 1851, page 258.

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 1965 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.

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 (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 26th day of May 19 65

Frances Scruggs Smith
Frances Scruggs Smith

Boyd T. Smith
Boyd T. Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

_____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ *Notary Public*

STATE OF MINNESOTA
COUNTY OF HENNEPIN

Before me, Earl J Murphee, a Notary Public in and for the State and County aforesaid, personally appeared the within named Boyd T. Smith and wife, Frances Scruggs Smith,

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 Minneapolis, Minnesota this, the 28 day of May, 19 65.

Earl J Murphee
Notary Public

My commission expires: Notary Public Feb 5 1972

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received

WARRANTY DEED
REF: hs

FROM
BOYD T. SMITH and wife,

TO
J. M. PERRY and wife,

83608

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUN 4 3 28 PM '65

NOTE BOOK 114 PAGE 278
RECORDING FEE $ 2.00
DEP. REG. _____

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

MERCER REALTY CO., INC.
Realtors — 310 3rd Ave., No.
Nashville 3, Tenn. Phone 254-8721

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____, as such, and attesting the same by the said _____ as such

STATE TAX $ 2.25
PROBATE .50
TOTAL $ 2.75

JUN 4 1965
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID JUN 4 1965
CT

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ *Notary Public*