K 1638

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00

Ten and No/100- - - - - - - - - - - - - - - - - - - - - - - - - - - - - - DOLLARS

Cash in hand paid by Katherine Louise Parrish, the receipt of which is hereby acknowledged, and other good and valuable considerations.

We, C. M. Trice and wife, Nannie Lee Trice

have bargained and sold, and by these presents do transfer and convey unto the said Katherine Louise Parrish (for her sole and separate use)

her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit: Being the southerly 61 feet front and 70.5 feet rear of Lot No. 27 on the plan of Joywood Heights, Section 3, not of record, described according to a survey made by W. W. Tumner Company, Engineers, March 14, 1947, as follows: Beginning on the westerly margin of Jones Avenue 122 1/2 feet south of the northeast corner of the property conveyed to T. W. Street and wife Beulah Mai Street by deed from Mark Buford of record in Book 1540, page 609, Register's Office for said county; thence westwardly 698 feet, more or less, to the easterly line of H. W. Keeple property; thence with Keeple's easterly line southwardly 70 1/2 feet to the southeast corner of Lot 27; thence with the south line of said Lot eastwardly 695.9 feet; thence continuing in the same direction 189.4 feet to the westerly margin of Jones Avenue; thence with the westerly margin of said Avenue northwardly 61 feet to the beginning. Being the same property conveyed to C. M. Trice by deed from Thomas W. Street and wife, of record in Book 1630 page 509, in said Register's Office.

Easement for public utility purposes.

Restrictive covenants contained in an instrument executed by Allen Dobson of record in Book 1373, page 98, R.O.D.C., Tennessee.

Restrictive covenants contained in deed from Allen Dobson and wife to Mark Buford dated June 7, 1947 of record in book 1513 page 180, 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 said Katherine Louise Parrish her heirs and assigns, forever.

And we do covenant with the said Katherine Louise Parrish 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.

And We, C. M. Trice and wife, Nannie Lee Trice do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said Katherine Louise Parrish her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 20 day of August, 1948.

C M Trice

Nannie Lee Trice

STATE OF TENNESSEE
Davidson County

Personally appeared before me, William H. Mercer, a Notary Public in and for said County and State, the within named C. M. Trice and wife, Nannie Lee Trice

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 20 day of August, 1948.

My Commission expires January 11, 1950

William H. Mercer
Notary Public

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