K 1679

WARRANTY DEED — P..shed by Tennessee Title Company

For and in consideration of the sum of $--------8,000.00----------

--------EIGHT THOUSAND AND NO/100---------- DOLLARS

Cash in hand paid by Richard R. Suter and wife, Dicie C. Suter, the receipt of which is hereby acknowledged,

I, Charles R. Land, unmarried

have bargained and sold, and by these presents do transfer and convey unto the said Richard R. Suter and wife, Dicie C. Suter

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the West 27.9 feet front and 30.5 feet rear of Lot No. 14; and the east 32.1 feet front and 33.5 feet rear of Lot No. 12 on the Map of part of the Greenland Tract, of record in Book 421, page 40, Register's Office for said County. According to an unregistered copy of a survey thereof made by Lewis D. Justice, Surveyor, said parts of said lots front together 60 feet on the south side of Greenland Avenue and run back between lines, 334.2 feet on the east line of part of Lot 14, and 328.4 feet on the west line of part of Lot No. 12 to a dead line on which they measure 64 feet.
Being part of the property conveyed to Charles R. Land, unmarried, by deed from E. B. Cherry and wife, Nannie Cherry, of record in Book 1639, page 85, said Register's Office.

This conveyance is subject to all easements, restrictive covenants and set-back lines as are applicable to the property above described.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Richard R. Suter and wife, Dicie C. Suter their heirs and assigns, forever.

And I do covenant with the said Richard R. Suter and wife, Dicie C. Suter that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered. except taxes for the year 1949 which have been assumed by the grantees.

And I, Charles R. Land, unmarried do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Richard R. Suter and wife, Dicie C. Suter, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 13th day of January, 1949

Charles R. Land

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Edwin E. Carlson, a Notary Public in and for said County and State, the within named Charles R. Land, unmarried

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at office in Nashville, Tennessee, this 13 day of January, 1949.

Commission expires 7/7/49.

Edwin E. Carlson
Notary Public

Davidson County, Tenn.

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