K 1731

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 Ira I. Robinson and wife, Gertee L. Robinson, to Nena R. Evans, and for other good and valuable considerations, the receipt of all of which is hereby acknowledged;

I, Nena R. Evans, being the surviving widow of Chas. L. Evans, deceased have bargained and sold, and by these presents do transfer and convey unto the said Ira I. Robinson and wife, Gertee L. Robinson, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lots Nos. 257,271 and 272 on the Map of Rayon City, as of record in Book 843, Page 13, Register's Office for said County.
Said Lot No. 257 fronts 50 feet on the southerly side of Bridgeway Avenue and runs back between lines 149.4 feet on the westerly line and 153.6 feet on the easterly line, to a dead line in the rear, measuring 50 feet thereon.
Said Lots Nos. 271 and 272 comprise an area triangular in shape, and are described as follows:
Beginning at a point in the northerly margin of Rayon Drive, at the corner of Lots Nos. 270 and 271; thence with the line between said Lots, northerly 97.5 feet; thence southeasterly along the east line of Lots Nos. 255 to 258, 148.4 feet to the margin of Rayon Drive; thence with the margin of the same easterly 103.8 feet to the beginning.
Being part of the property conveyed to Charles L. Evans and wife, Nena R. Evans, by deed from Nina Kelsey, widow, of record in Book 1562, page 315, said Register's Office, the said Charles L. Evans having since died.
The purchasers are by this conveyance entitled to no water taps, but if the same are secured, they will be acquired with the Old Hickory Water Company, according to its rules and regulations, or its successors.

This property is conveyed subject to any binding restrictions that may remain in force and effect, which are of record in Books 936, Page 89, and 1212, Page 178, respectively, 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 Ira I. Robinson and wife, Gertee L. Robinson, their heirs and assigns, forever.

And I do covenant with the said Ira I. Robinson and wife, Gertee L. Robinson 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.

And I, Nena R. Evans do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Ira I. Robinson and wife, Gertee L. Robinson, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 17 day of Dec, 1948.

Nena R. Evans

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Thos. N. Patton, a Notary Public in and for said County and State, the within named Nena R. Evans (a widow)

the bargainor, 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 Old Hickory, Tennessee, this 17 day of Dec, 1948

Commission expires Dec 1 1949

Thos. N. Patton
Notary Public

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