K 1972

For and in consideration of the sum of $ (5.00)

- - - - - - Five & No/100- DOLLARS

cash in hand paid by W. D. Richards, Jr., and wife, Byron Dodson Richards, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

We, Walter E. Richardson, Jr., and wife, Jean R. Richardson,

have bargained and sold, and by these presents do transfer and convey unto the said W. D. Richards, Jr., and wife, Byron Dodson Richards, as tenants by the entirety, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Parcel A Being the west 34 feet 6 inches of Lot No. 25 on the Revised Plat of The New Golf Club Subdivision, as of record in Book 421, page 185, Register's Office for said County.
Said part of said lot fronts 34 feet 6 inches on the south side of Harding Place and runs back between lines 235 feet, more or less, on the east line and 228 feet 8 inches on the west line to a dead line in the rear on which it measures 34 feet 6 inches, more or less.
Being the same property conveyed to Mrs. Jean R. Richardson, by deed from Anne Handly Wright, of record in Book 1536, page 289, said Register's Office.
Parcel B Being Lot No. 29 and the west 83 feet 6 inches of Lot No. 28 on the Revised Plat of The New Golf Club Subdivision, as of record in Book 421, page 185, Register's Office for said County.
Said lot and said part of said lot adjoin and front together 175 feet on the south side of Harding Place and run back between lines, 200 feet, more or less, on the east line of part of Lot No. 28 and 174 feet on the west line of Lot No. 29, along the east margin of Highland Avenue to a dead line in the rear on which they measure 169 feet 8 inches.
Being the same property conveyes to Walter E. Richardson, Jr., and wife, Jean Richardson, by deed from J. E. Travis, Trustee, of record in Book 1236, page 604, said Register's Office.
The above described property is subject to restriction of record in Book 613, page 112, and in Book 734, page 384, both of which were filed for record prior to February 15, 1950.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said W. D. Richards, Jr., and wife, Byron Dodson Richards, as aforesaid, their heirs and assigns, forever.

And we do covenant with the said W. D. Richards, Jr., and wife, Byron Dodson Richards, 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, except the taxes for the year 1951 which are pro rated and assumed by the grantees herein.
And we, Walter E. Richardson Jr., and wife, Jean R. Richardson, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said W. D. Richards, Jr., and wife, Byron Dodson Richards, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 1st day of May, 19 51.

Witness

Walter E. Richardson Jr.
Jean R. Richardson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Clyde E. Williams, a Notary Public in and for said County and State, the within named Walter E. Richardson, Jr., and wife, Jean R. Richardson,

the bargainors, 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 1st day of May, 19 51

Commission expires

Clyde E. Williams
Notary Public

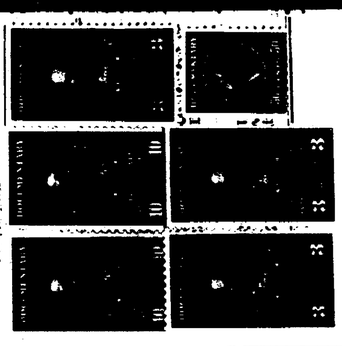
DO NOT PUBLISH

WARRANTY DEED

FROM 35188 Walter E. Richardson Jr., and wife

TO W. D. Richards, Jr., and wife

M 50 P 388
M 75 P 390



G 311