K 2032

For and in consideration of the sum of $ 10.00 -

- - - - - - - - - - - - - - -TEN AND NO/100 - - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by Thomas Edward Petty and wife, Willie Sue Petty, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, we, Billie B. Beaman and wife, Dorothy Lee Beaman,

have bargained and sold, and by these presents do transfer and convey unto the said Thomas Edward Petty and wife, Willie Sue Petty,

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

Being the south 33-1/3 feet of lots Nos. 17 and 24, and the north 33-1/3 feet of lots Nos. 16 and 25, of Block F on the Map of Country Club Estates, of record in Book 843, page 95, Register's Office for said County, and described according to a copy of a survey made Feb. 19, 1948 by S. R. Sanford, Jr., as follows:

Said parts of said lots adjoin and front together 66-2/3 feet on the westerly side of Ardee Avenue, formerly Mildred Avenue, and run back between lines, 283 feet on the northerly line and 274.6 feet on the south line to a dead line in the rear which is a broken line on which they measure 66.86 feet.

Being the same property conveyed to Billie B. Beaman and wife, Dorothy Lee Beaman, by deed of Matilda H. Guy, a widow, of record in Book 1562, page 365, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 1046, page 171, Register's Office for Davidson County, Tennessee, which affects the south 33-1/3 feet of lots 17 and 24 and the north 33-1/3 feet of lots 16 and 25.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Thomas Edward Petty and wife, Willie Sue Petty, their heirs and assigns, forever.

And we do covenant with the said Thomas Edward Petty and wife, Willie Sue Petty, 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, Billie B. Beaman and wife, Dorothy Lee Beaman, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Thomas Edward Petty and wife, Willie Sue Petty, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 29th day of December, 19 51.

Billie B. Beaman

Dorothy Lee Beaman

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Lenora Underwood, a Notary Public in and for said County and State, the within named Billie B. Beaman and wife, Dorothy Lee Beaman,

the bargainor, 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 2nd day of January, 19 52.

Commission expires January 10, 1954

Lenora Underwood
Notary Public

DOCUMENTARY

WARRANTY DEED

FROM
Billie B. Beaman Et Ux

TO
Thomas Edward Petty Et Ux

$7,500.00

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