K 2106

For and in consideration of the sum of $ 10.00
- - - - - - - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged,

we, Herman F. Helfenbein and wife, Ruth L. Helfenbein, have bargained and sold, and by these presents do transfer and convey unto the said JOHN GREENE JUNIUS and wife, DOROTHY BRUMMITT JUNIUS, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the Northerly 175 feet of Lot No. 3, of Block "D", on the Map of Tyne Meade, Section III, as of record in Book 1424, pages 12, 13 and 14, Register's Office for said County.

Said part of said lot fronts 175 feet on the westerly side of Harpeth Hills Drive and runs back between parallel lines 263.2 feet to a dead line in the rear.

Being the same property conveyed to Herman F. Helfenbein and wife, Ruth L. Helfenbein, by deed from Robert C. White and wife, of record in Book 1787, page 505, said Register's Office.

The above described property is conveyed subject to restrictive covenants of record in Book 1489, page 471, said Register's Office.



To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John Greene Junius and wife, Dorothy Brummitt Junius, their heirs and assigns, forever.

And we do covenant with the said John Greene Junius and wife, Dorothy Brummitt Junius 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, Herman F. Helfenbein and wife, Ruth L. Helfenbein do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said John Greene Junius and wife, Dorothy Brummitt Junius, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 11th day of January, 1953.

Herman F. Helfenbein

Ruth L. Helfenbein

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jno. C. Jeffords, a Notary Public in and for said County and State, the within named Herman F. Helfenbein and wife, Ruth L. Helfenbein, 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 11th day of January, 1953.

Commission expires July 15, 1956.

Notary Public-State-At-Large

DO NOT PUBLISH

0-87730- WARRANTY DEED

FROM HERMAN F. HELFENBEIN ET UX

TO JOHN GREENE JUNIUS ET UX

REGISTER'S OFFICE
PLEASE PUT IN TEN. FILM 66, 305

15 +55
12:13 JAN 79 P 349
2.00
M. McKinney

Published by

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

Zone Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia

LIBRARY

G 315