K 2152

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, receipt of which is hereby acknowledged, - - -

We, E. C. Vinson and wife, Mary Y. Vinson,

have bargained and sold, and by these presents do transfer and convey unto the said BURTON M. PEELER, Jr. **and wife,** LILLIAN PEELER, **their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Beginning at a point in the middle of the Lebanon Pike, at the southeast corner of Clara Owsley's land, said point being the northeast corner of the one-acre tract conveyed by Clara B. Owsley to Ivy P. Marcom, of record in Book 644, page 20, Register's Office for said County; thence north 6½° east 155½ feet; thence north 83½° west 300 feet to a point 2½ feet south of a wild cherry tree; thence south 57½° west 437 feet to a corner post in fence; thence south ½° west 39.5 feet to a post fence; thence south 87½° east 347½ feet to the southwest corner of land sold to Marcom; thence north 6½° east 150 feet to a stake; thence south 86½° east 220½ feet to the point of beginning, on Lebanon Pike.

Being the same property conveyed to E. C. Vinson by deed from Irving Benedict and wife, of record in Book 2043, page 597, 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 Burton M. Peeler, Jr. and wife, Lillian Peeler, **their heirs and assigns, forever.**

And we **do covenant with the said** grantees herein, **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** by 1953 taxes, which the grantees herein assume and agree to pay.

And we, the grantors herein, **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** grantees herein, **their heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our hands this 27th day of June, 1953.

E. C. Vinson

Mary Y. Vinson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named E. C. Vinson and wife, Mary Y. Vinson, the bargainor S 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 10 day of July, 1953.

Commission expires July 6 1954

[illegible]
Notary Public

104338
WARRANTY DEED
G-90183-mk
FROM
E. C. VINSON ET UX
TO
BURTON M. PEELER, Jr. ET UX
REGISTERS OFFICE
PLEASE PUT IN TENN. TITLE CO. ENV.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record JUL 10 1953 at 10 o'clock A M
and recorded in Book 2481 page 455
Recording Fee 2.00
JAMES S. WEAVER, Register
By [illegible]

G 455