K 2301

For and in consideration of the sum of $9,800.00

NINE THOUSAND EIGHT HUNDRED AND NO/100 DOLLARS

Cash in hand paid by William H. Wilson and wife, Betty O. Wilson, the receipt of which is hereby acknowledged, we, Gerald E. Sheridan and wife, Catherine R. Sheridan

have bargained and sold, and by these presents do transfer and convey unto the said William H. Wilson and wife, Betty O. Wilson

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

Land in 2nd Civil District of Davidson County, Tennessee, being Lot No. 11 on the Map of Finley Gardens, as of record in book 2083, page 69, Register's Office for said County, described as follows:

Beginning on the southerly margin of Finnley Drive at the corner of lots Nos. 10 and 11; thence with the line between said two lots southwardly 146.4 feet to the northwesterly margin of the Avco Spur N.C. & St. L. Railroad right-of-way; thence with said right-of way south 59° 53' west 80 feet; thence south 87° 30' west 29.9 feet to the corner of lots Nos. 11 and 12; thence with the line between said two lots northwardly 173.7 feet to the southerly margin of Finnley Drive; thence with said drive eastwardly 78 feet to the beginning.

Being part of the property conveyed to Gerald E. Sheridan and wife, Catherine R. Sheridan by deed from Russell B. Anderson and Ira J. Estes, Jr., of record in book 2245, page 609, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and setback lines that are applicable to the property above described.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William H. Wilson and wife, Betty O. Wilson their heirs and assigns, forever.

And we do covenant with the said William H. Wilson and wife, Betty O. Wilson 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, Gerald E. Sheridan and wife, Catherine R. Sheridan do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said William H. Wilson and wife, Betty O. Wilson their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 8th day of October 1954

Gerald E. Sheridan

Catherine R. Sheridan

STATE OF TENNESSEE
Davidson County

Personally appeared before me, O.G. JONES, a Notary Public in and for said County and State, the within named GERALD E. SHERIDAN AND WIFE, CATHERINE R. SHERIDAN

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 office, this 8th day of October, 1954

Commission expires July 6, 1955

O.G. JONES, Notary Public

WARRANTY DEED

24104 FROM

GERALD E. SHERIDAN AND WIFE,

CATHERINE R. SHERIDAN

TO

WILLIAM H. WILSON AND WIFE,

BETTY O. WILSON

WARD-[illegible] CO. OF NASHVILLE

11:48 A.M. Oct 30 1954

REGISTER

[illegible] COUNTY, TENN.

[illegible] company

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