K 2332

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, W. H. Bailey and wife, Alliene G. Bailey

have bargained and sold, and by these presents do transfer and convey unto the said DONALD HARVEY PHILLIPS and wife, TOM ELLA PHILLIPS, their

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

Being Lot No. 31 on the Map of Pleasant Valley Subdivision, as of record in Book 1424, page 63, Register's Office for said County.

Said Lot No. 31 fronts 75 feet on the east side of Pleasant Valley Road and runs back between lines, 187.2 feet on the north line, 184.3 feet on the south line to a dead line in the rear on which it measures 75 feet.

Being the same property conveyed to W. H. Bailey and wife, Alliene G. Bailey, by deed from Elmer Tarkington and wife, of record in Book 2196, page 536, said Register's Office.

The above described property is conveyed subject to restrictive covenants of record in Book 1452, page 299, and in Book 1632, page 427, 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 Donald Harvey Phillips and wife, Tom Ella Phillips, their heirs and assigns, forever.

And we do covenant with the said Donald Harvey Phillips and wife, Tom Ella Phillips 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, W. H. Bailey and wife, Alliene G. Bailey do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Donald Harvey Phillips and wife, Tom Ella Phillips, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 15 day of November, 19 54.

W. H. Bailey

Alliene G. Bailey

STATE OF TENNESSEE
Davidson County

Personally appeared before me, L. W. Carney, a Notary Public in and for said County and State, the within named W. H. Bailey and wife, Alliene G. Bailey

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 15 day of November, 19 54.

Commission expires February 24, 1957

L. W. Carney
Notary Public

37882

WARRANTY DEED

G-97598 dh FROM W. H. BAILEY ET UX

TO DONALD HARVEY PHILLIPS ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY 16 dy
NOV 1954
9:29 A.M. 2.00

HENRY GILLESPIE REALTY COMPANY

Form 630 ADAMS-BROWN CO. of Richmond, Virginia

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12.2500

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