K 2397

For and in consideration of the sum of $ 7950.00 -

- - - - - - - - SEVEN THOUSAND NINE HUNDRED FIFTY AND NO/100 - - - - - - - - DOLLARS

cash in hand paid by Luther C. McKnight and wife, Evelyn O. McKnight, the receipt of which is hereby acknowledged,

we, Russell N. Burson, Jr., and wife, Margaret W. Burson,

have bargained and sold, and by these presents do transfer and convey unto the said Luther C. McKnight and wife, Evelyn O. McKnight,

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. 21 of Block "E" on the Map of Berry Hill Gardens, as of record in Book 1130, page 36, Register's Office for said County.

Said Lot No. 21 fronts 66.8 feet on the westerly side of East Iris Drive and runs back 123 feet on the northerly line and 130.5 feet on the southerly line, to a dead line in the rear, measuring 55 feet thereon, according to survey made by Wm. Collier Parrish Associates, Engineers, dated April 23, 1955.

Being the same property conveyed to Russell N. Burson, Jr., and wife, Margaret W. Burson, by deed from William Blick Hooper and wife, of record in Book 2396, page 414, said Register's Office.

This conveyance is made subject to restrictions of record in Book 1165, page 627, Register's Office for Davidson County, Tennessee, and the plan of record in Book 1130, page 36, which shows a set-back line from East Iris Drive, the distance not shown, and a 10-foot easement along the rear of the lot for public utilities. According to survey by Wm. Collier Parrish Associates, Engineers, dated April 23, 1955, said set-back line is 35 feet.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Luther C. McKnight and wife, Evelyn O. McKnight, their heirs and assigns, forever.

And we do covenant with the said Luther C. McKnight and wife, Evelyn O. McKnight, 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 taxes for 1955 which have been prorated and assumed by the Grantees herein.

And we, Russell N. Burson, Jr., and wife, Margaret W. Burson, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Luther C. McKnight and wife, Evelyn O. McKnight, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 1st day of May, 1955.

Russell N. Burson, Jr.

Margaret W. Burson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, H. Paul Griffin, a Notary Public in and for said County and State, the within named Russell N. Burson, Jr., and wife, Margaret W. Burson,

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 2nd day of May, 1955.

Commission expires October 3, 1955

H. Paul Griffin
Notary Public

WARRANTY DEED

FROM

RUSSELL N. BURSON, JR., AND WIFE,

MARGARET W. BURSON

TO

LUTHER C. McKNIGHT AND WIFE,

EVELYN O. McKNIGHT

STATE OF TENNESSEE
COUNTY OF DAVIDSON
RECEIVED FOR RECORD
MAY 3 1955
AT 8:30 A.M.
REGISTER

DOCUMENTARY TAX $1.40

G 382