K 2435

For and in consideration of the sum of $10.00

TEN AND NO/100 DOLLARS

Cash in hand paid and other good and valuable considerations, receipt of all of which is hereby acknowledged and being paid by Luther Drummond and wife, Audra Louise Drummond,

we, Howard L. Gibson and wife, Margaret M. Gibson

have bargained and sold, and by these presents do transfer and convey unto the said Luther Drummond and wife, Audra Louise Drummond,

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. 101 on the Plan of Gibson Heights, as of record in Book 1835, Page 133, Register's Office for said County.

Said Lot No. 101 fronts 70.06 feet on the easterly side of Shadow Lane and extends back 185.58 feet on the northerly line and 185 feet on the southerly line to a dead line, measuring 97.26 feet thereon.

Being part of the property conveyed to Howard L. Gibson and wife, Margaret M. Gibson by deed from Donald Mayberry et al, of record in book 2043, page 533, said Register's Office.

Restrictive covenants of record in Book 2087, Page 453, said Register's Office are made a part hereof as fully as if copied herein.

Notice is made of easement granted Southern Bell Telephone and Telegraph Company of record in Book 2093, Page 213, said Register's Office as well as easement along rear line and setback line as shown on the Plan of Gibson Heights of record in Book 1835, Page 133, 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 Luther Drummond and wife, Audra Louise Drummond, their heirs and assigns, forever.

And we do covenant with the said Luther Drummond and wife, Audra Louise Drummond 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 assumed by the purchasers.

And we, Howard L. Gibson and wife, Margaret M. Gibson

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 Drummond and wife, Audra Louise Drummond, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 31 day of May, 1955

Howard L. Gibson

Margaret M. Gibson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Hazel Mitchell, a Notary Public in and for said County and State, the within named Howard. L. Gibson and wife, Margaret M. Gibson

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 31 day of May, 1955

Commission expires 2-3-58

Hazel Mitchell
Notary Public

WARRANTY DEED

FROM Howard L. Gibson et ux

TO Luther Drummond et ux

$5700

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record the 7 day of JUN A.D. 1955
at 2:17 o'clock P.M. Book 1827
Noted in Book 84 Page 107
recorded in Book Page
recording fee $2.00
JAMES P. WILSON, Register
By Dpt. Reg.

Guarantee Company
Insurance Company
Building
Union
TENNESSEE

PG 413