K 2443

WARRANTY DEED

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, paid by the grantees, the receipt of which is hereby acknowledged,

We C.W. Evilcizer and Robert L. Wilson,

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** Sam Garrison and wife, Lena Garrison, their

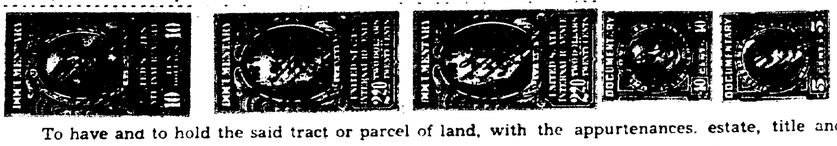
_____ **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Land in Davidson County, Tennessee, being Lot No. 59 on the Plan of Bellshire Estate Section 3, of record in Book 2133, page 113, Register's Office for said County.

Said Lot No. 59 fronts 1[illegible] feet on the westerly margin of Oxbow Drive and runs back between lines 38[illegible] feet on the north line and 350.3 feet on the south line, to a dead line in the rear which is measures 122 feet.

Being the same property conveyed to C. W. Evilcizer and Robert L. Wilson by deed from Bellshire Properties, Inc., of record in Book 3[illegible], page 176, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 4[illegible], page 346, Register's Office, Davidson County, Tennessee, and the Plan of record in Book 2133, page 113, said Register's Office, across an owner's certificate, a 5-foot setback line from Oxbow Drive, a 15-foot easement for public utilities across the rear of said lot, and a 2.5 x 20 ft. public utility anchor easement along the north line of said lot.



To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Sam Garrison and wife, Lena Garrison, their

_____ heirs and assigns, forever.

And we do covenant with the said Sam Garrison and wife, Lena Garrison

_____ 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 C. W. Evilcizer and Robert L. Wilson,

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Sam Garrison and wife, Lena Garrison, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand this 1st day of July, 19 55

C. W. Evilcizer

Robert L. Wilson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named

_____

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 1st day of July, 19 55

Commission expires April 21, 1958

Hugh D. Bradley
Notary Public

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