K 2449

**WARRANTY DEED** R. E. FOLK, JR., FORM **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of TEN and no/100---------- DOLLARS ($ 10.00 ),

Cash in hand and other good and valuable considerations paid to us by the purchasers the receipt of which is hereby acknowledged and in addition, this conveyance is made subject to an indebtedness of record in Book 1820, page 249, and Book 1820, page 245, Register's Office for Davidson County, Tennessee.

John Richard Key and wife, Evelyn Marie Key

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Rev. Ernest R. Driver and wife, Margaret S. Driver

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the Map of Neese Heights, as of record in Book 1424, page 114, Register's Office for Davidson County, Tennessee.

Said Lot No. 5 fronts 100 feet on the south side of Neese Drive and runs back between lines, 172.77 feet on the west line and 172.75 feet on the east line, to a dead line in the rear on which it measures 100 feet.

Being the same property conveyed to John Richard Key and wife, Evelyn Marie Key by deed from Glencliff Homes, Inc., of record in Book 1607, page 433, said Register's Office.

This conveyance is made to restrictive covenants and easements of record

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.
And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. except as heretofore shown

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.
Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.
In witness whereof, the Grantor has hereunto set his hand on this, the 9th day of Sept., 1955.

John Richard Key
Evelyn Marie Key

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Jno. C. Coleman, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named John Richard Key and wife, Evelyn Marie Key

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, the 9th day of Sept., 1955.

My commission expires: Jan. 9, 1956

Jno. C. Coleman, Jr.
Notary Public

WARRANTY DEED
71259
From
John Richard Key, et ux
To
Rev. Ernest R. Driver, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
of SEP A.D. 1955
at 2:10 o'clock P.M.
Noted in Book 774 Page
Recorded in Book Page
Recording Fee $2.00
J. W. S. P. WILSON, Register
By Dpt. Reg.

NASHVILLE TITLE COMPANY
"A Guaranteed Title"
NASHVILLE, TENNESSEE

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