K 2498

For and in consideration of the sum of TEN ***

DOLLARS ($10.00),

and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

CLAY M. PEEPLES and wife, EUGENIA H. PEEPLES,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

RICHARD R. YOUNG and wife, LILLIE EVELYN YOUNG, ***

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:

Being Lot No. 70 on the Map of Rosebank Park, as of record in Book 1537, page 26, Register's Office for said County.

Said Lot No. 70 fronts 65 feet on the southerly side of Pafford Drive and runs back 226.9 feet on the easterly line and 213 feet on the westerly line to a dead line, which is a broken line, measuring 75.9 feet thereon.

Being the same property conveyed to Clay M. Peeples and wife, Eugenia H. Peeples, by deed from S. Briggs Burkhalter and wife, Jean E. Burkhalter, of record in Book 2099, page 575, Register's Office for Davidson County, Tennessee.

This conveyance made subject to restrictions in Book 1907, page 593, 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 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.

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 27th day of March, 1956

Clay M Peeples

Eugenia H. Peeples

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Margaret V. White, a Notary Public in and for the State and County aforesaid, personally appeared the within named Clay M. Peeples and wife, Eugenia H. Peeples, 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 27th day of March, 1956

Margaret V. White
Notary Public

My commission expires: Feb. 15, 1960

WARRANTY DEED
MC B&W
From
CLAY M. PEEPLES ET UX
91578
To
RICHARD R. YOUNG ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 28 day of MAR A.D. 1956 at 2:36 o'clock P.M.
Noted in Book 1 Page 781
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By ____ Dpt. Reg.

NASHVILLE TITLE COMPANY
"A Guaranteed Title"
NASHVILLE, TENNESSEE

303 2nd Ave No

PG 107