K 2542

For and in consideration of the sum of NINE THOUSAND SEVEN HUNDRED AND NO/100 ----------

----------($9,700.00)----------DOLLARS

Cash in hand paid by Joe Ray Pickering and wife, Joyce E. Pickering, the receipt of which is hereby acknowledged, I

J. R. Coarsey, Trustee

have bargained and sold, and by these presents do transfer and convey unto the said Joe Ray Pickering and wife, Joyce E. Pickering 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. 136 on the Map of Kemper Heights, as of record in Book 2331, page 66, Register's Office for said County.

Said Lot No. 136 fronts 75 feet on the southerly side of Westchester Drive, and runs back 222.2 feet on the westerly line and 224.0 feet on the easterly line to a dead line in the rear measuring 75.5 feet thereon.

Being part of the property conveyed to J. R. Coarsey, Trustee, by deed from Emma P. Kemper, of record in Book 2435, page 205, by deed from J. C. Oakley and wife, Alice Crook Oakley and H. W. Crook and wife, Hettie L. Crook, of record in Book 2435, page 225, and by deed from Smith E. Phillips and wife, Arta Phillips, of record in book 2435, page 223, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants, easements and setback lines applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Joe Ray Pickering and wife, Joyce E. Pickering their heirs and assigns, forever.

And I do covenant with the said Joe Ray Pickering and wife, Joyce E. Pickering that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except 1956 taxes which have been prorated and are hereby assumed by the purchasers.

And I, J. R. Coarsey, Trustee do further covenant and bind myself, my successors heirs and representatives, to warrant and forever defend the title to the said land to the said Joe Ray Pickering and wife, Joyce E. Pickering their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 12th day of June, 1956

J. R. Coarsey Trustee

STATE OF TENNESSEE
Davidson County

Personally appeared before me, A. M. Tenison, a Notary Public in and for said County and State, the within named J. R. Coarsey, Trustee

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 12th day of June, 1956

Commission expires [illegible]

A. M. Tenison, Notary Public

WARRANTY DEED

FROM J. R. Coarsey, Trustee

TO Joe Ray Pickering and wife, Joyce E. Pickering

6439

GUARANTY MORTGAGE CO. OF NASHVILLE

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 19 day of JUN A.D. 1956 at 8:27 o'clock A.M.
Noted in Book 8 Page 293
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By [illegible] D.C.

970

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