BK 2602

TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1001 — Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00
- - - - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged,

we, J. W. Cross, III, and wife, Caroline Jones Cross,

have bargained and sold, and by these presents do transfer and convey unto the said J. LaRUE COBB and wife, MARY FRANCES L. COBB, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Castlewood Estates,

Being Lot No. 79 on the Plan of Section II, as of record in Book 2331, page 91, Register's Office for said County, and described as follows:
BEGINNING at a point in the northerly margin of Castlewood Drive at the corner of Lots 78 and 79; thence with the line between said lots northerly 238.7 feet to a point; thence westerly 183 feet to the easterly margin of Denneywood Drive; thence with the margin of the same southerly 208 feet to the beginning of a curve; thence around said curve southeasterly 39.3 feet to the north margin of Castlewood Drive; thence with the margin of the same easterly 132.2 feet to the point of beginning. Being the same property conveyed to J. W. Cross, III, and wife, Caroline Jones Cross, by deed from Tom F. Jones and wife, of record in Book 2543, page 101, said Register's Office.

The above described property is conveyed subject to restrictive covenants of record in Book 2450, page 469, which were made applicable to Castlewood Estates, Section II, by an instrument of record in Book 2488, page 295, 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 J. LaRue Cobb and wife, Mary Frances L. Cobb, their heirs and assigns, forever.

And we do covenant with the said grantees herein 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 by 1956 taxes, which the grantees herein assume and agree to pay.

And we, the grantors herein, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees herein, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 26th day of November, 19 56

J. W. Cross, III

Caroline Jones Cross

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Nancy M. Junius, a Notary Public in and for said County and State, the within named J. W. Cross, III, and wife, Caroline Jones Cross

the bargainer, 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 26th day of November, 19 56

My Commission expires May 14, 1960.

Nancy M. Junius
Notary Public

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