BK 2692

WARRANTY DEED BEAU 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 paid and other good and valuable consideration,

receipt of which is hereby acknowledged

I, J. P. Derryberry

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto C. L. Adams and wife, Berthel Ann Adams

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 lots nos. 2, 3 and 4 on an unrecorded plan of William Phillips Estate and described according to a survey by J. P. Gallaher dated June 8, 1957 and described as follows:

Beginning at a stake on the west side, or boundry line of Hillside Drive, it also being the northeast corner of a lot owned by George Olinger; thence running with said Olinger's north line, north 82° 30 minutes west 217½ feet to a stake on the west side of a drain; thence north 4° 10 minutes east 225 feet to a stake; thence south 82° 30 minutes east 219 feet to a stake in west line of Hillside Drive; thence with west boundry line of said Hillside Drive 225 feet to the beginning.

Being part of the same property conveyed to J. P. Derryberry by deed from George Olinger and wife, Jewell Olinger, of record in book 2536, page 529, Register's Office for Davidson County, Tennessee.

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 17 day of May, 1957.

J. P. Derryberry

Eleanor D. Derryberry

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Wayne Hammontree, a Notary Public in and for the State and County aforesaid, personally appeared the within named J. P. Derryberry and wife, Eleanor D. Derryberry, 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 17th day of May, 1957.

Wayne Hammontree
Notary Public

My commission expires: 10-24-60

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NASHVILLE TITLE COMPANY
"A Guaranteed Title"
NASHVILLE, TENNESSEE

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 2 day of AUG A.D. 1957 at 12:20 o'clock P M.
Noted in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By T.B. Wilson Dpt. Reg.

Nashville Title Co.
517
WARRANTY DEED
From J. P. Derryberry et ux
To C. L. Adams et ux