K 2738

TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1003 — Published by Tennessee Title Company

FOR AND IN CONSIDERATION of the sum of ONE and 00/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create an estate by the entirety

We, RICHARD R. MINCHEY AND JULIA E. MINCHEY

have bargained and sold, and by these presents do hereby transfer and convey unto Nancy J. Griswold, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Being Lot No. 2 on the Map of the 2nd Addition to Sec. V, Dugger Heights, of record in Book 2330, page 50, Register's Office for said County.
Said Lot No. 2 fronts 136.60 feet on the south sideof Carter Street and runs back 143.95 feet on the east line and 172.9 feet on the west line, to a dead line in the rearon which it measures 132.37 feet.
Being the same property conveyed to RICHARD R. MINCHEY AND JULIA E. MINCHEY, by deed from Martin Robbins and wife, of record in Book 2638, page 441; said Register's Office.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And we do covenant with the said Nancy J. Griswold, Trustee, that we are lawfully seized and possessed of said land in fee simple, and have a good right to convey it.

And we, RICHARD R. MINCHEY AND JULIA E. MINCHEY do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Nancy J. Griswold, Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said Nancy J. Griswold, Trustee, for and in consideration of the sum of ONE and 00/100 ($1.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby transfer and convey unto RICHARD R. MINCHEY AND WIFE, JULIA E. MINCHEY

their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances estate, title and interest thereto belonging, to the said RICHARD R. MINCHEY AND WIFE, JULIA E. MINCHEY, their heirs and assigns, forever.

And I do covenant with the said RICHARD R. MINCHEY AND WIFE, JULIA E. MINCHEY, that I am lawfully seized and possessed of said land and have a good right to convey it.

And I, Nancy J. Griswold, Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to the said land only as to such title coming through or by me from the grantees herein, to the said RICHARD R. MINCHEY AND WIFE, JULIA E. MINCHEY, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 21st day of February, 19 58

Richard R. Minchey
Julia E. Minchey
Julia E. Minchey
Nancy J. Griswold Trustee.

TENNESSEE TITLE COMPANY

G 601