K 280 I

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of - - - - - - - - - - - - - $10.00 - - - - - - - - - - - -

- - - - - - - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - **DOLLARS**

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged,

We, Warren S. Pyne and wife, Rosalee C. Pyne,

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** Theodore Skinner and wife, Bernice L. Skinner, 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. 167 on the Plan of Merry Oaks, as of record in Book 1835, pages 67 and 68, Register s Office for said County, described as follows: Beginning at a point in the northerly margin of Fairway Drive, at the common corner of Lots 167 and 168; thence with the margin of said Drive, westerly 42 feet to a concrete monument; thence continuing with the margin of the same westerly 61.3 feet to a concrete monument at the beginning of a curve; thence around said curve northwesterly 76.4 feet to a concrete monument in the easterly margin of Blue Hills Drive; thence with the margin of said Blue Hills Drive, northerly 64.4 feet to the corner of Lots Nos. 166 and 167; thence with the line between said lots, easterly 171.6 feet to a concrete monument in the westerly line of Lot No. 168; thence with the line between lots 167 and 168, southerly 136 feet to the beginning.

Being the same property conveyed to Warren S. Pyne and wife, Rosalee C. Pyne, by deed from W. C. Allen and wife, Irene Allen, of record in Book 2096, page 63, 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 said Theodore Skinner and wife, Bernice L. Skinner, their _____ **heirs and assigns, forever.**

And we **do covenant with the said** Theodore Skinner and wife, Bernice L. Skinner _____ **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.**

And We, Warren S. Pyne and wife, Rosalee C. Pyne, _____ **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Theodore Skinner and wife, Bernice L. Skinner, their _____ **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** s **this** 21st **day of** August, **19** 58

Warren S. Pyne

Warren S. Pyne

Rosalee C. Pyne

Rosalee C. Pyne

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Tom Glascock, **a Notary Public in and for said County and State, the within named** Warren S. Pyne and wife, Rosalee C. Pyne

_____

the bargainors, **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 office, this 21st **day of** August, **1958.**

Commission expires MAY 20, 1961

Tom Glascock
Notary Public

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