BK 2810

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Eight Thousand and No/100 ----------
----------($8,000.00) ----------DOLLARS

Cash in hand paid by George D. Givens and wife, Ina Givens, the receipt of which is hereby acknowledged, we,

James T. Edwards and wife, Emma W. Edwards

_____ have bargained and sold, and by these presents do transfer and convey unto the said George D. Givens and wife, Ina Givens

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. 107 on the Plan of Miro Meadows, as of record in Book 1424, pages 94 and 95, Register's Office for said County.

Said Lot No. 107 fronts 70 feet on the easterly side of Kirby Drive, and extends back between parallel lines 143 feet to a dead line.

Being the same property conveyed to James T. Edwards and wife, Emma W. Edwards, by deed from Eugene G. Sutherland and wife, Thelma L. Sutherland, of record in Book 2332, page 275, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are 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 George D. Givens and wife, Ina Givens their heirs and assigns, forever.

And we do covenant with the said George D. Givens and wife, Ina Givens 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, James T. Edwards and wife, Emma W. Edwards do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said George D. Givens and wife, Ina Givens their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 16th day of October, 1958

James T. Edwards

Emma W. Edwards

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