BK 2810

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of SIXTEEN THOUSAND FIVE HUNDRED AND NO/100 ------
---------- ($16,500.00) ---------- **DOLLARS**

Cash in hand paid by J. L. Fuller and wife, Dorothy Faye Fuller, the receipt of which is hereby acknowledged, We,

GERALD E. SHERIDAN AND WIFE, CATHERINE R. SHERIDAN

have bargained and sold, and by these presents do transfer and convey unto the said
J. L. FULLER AND WIFE, DOROTHY FAYE FULLER

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. 121 on the Plan of Charlotte Park, Section II, as of record in Book 2663, pages 22 and 23, Register's Office for said County.

Said Lot No. 121 fronts 69 feet on the northwesterly side of Annex Avenue and runs back between parallel lines 149.6 feet to a dead line in the rear.

Being part of the property conveyed to Gerald E. Sheridan by deed from Consolidated Developments, Inc., a Tennessee Corporation, of record in Book 2796, page 511, said Register's Office.

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 J. L. Fuller and wife, Dorothy Faye Fuller
their **heirs and assigns, forever.**

And we **do covenant with the said** J. L. Fuller and wife, Dorothy Faye Fuller
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, Gerald E. Sheridan and wife, Catherine R. Sheridan
do further covenant and bind ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** J. L. Fuller and wife, Dorothy Faye Fuller
their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** s **this** 22nd **day of** October, 19 68

Gerald E. Sheridan

Catherine R. Sheridan

PG 427