K 2881

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

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

- - - -Ten dollars cash and oth r good and valuable considerations- - **DOLLARS**

Cash in hand paid by W. H. Tucker Jr. and wife, Barbara H. Tucker, receipt of which is hereby acknowledged,

We, Edward B. Smith and wife, Virginia B. Smith

have bargained and sold, and by these presents do transfer and convey unto the said W. H. Tucker Jr. and wife, Barbara H. Tucker

their **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Being Lot No. 76 in Section I, Revised Orieve Hall Estates, a plat of which is of record in Book 1003, pages 122, 123 and 124, Register's Office for said County.

Said Lot No. 76 fronts 110 feet on the easterly side of Dovecote Drive and runs back 320.7 feet on the northerly line and 310.7 feet on the southerly line to a rear line measuring 100 feet thereon.

Being the same property conveyed to Edward B. Smith and wife, Virginia B. Smith, by deed from Earl Batson and M. T. Melvin, of record in Book 2447, page 447, 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 W. H. Tucker Jr. and wife, Barbara H. Tucker their **heirs and assigns, forever.**

And We **do covenant with the said** W. H. Tucker Jr. and wife, Barbara H. Tucker **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, Edward B. Smith and wife, Virginia B. Smith **do further covenant and bind** ourselves our heirs and representatives, **to warrant and forever defend the title to the said land to the said** W. H. Tucker Jr. and wife, Barbara H. Tucker their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** s **this** 16th **day of** March, 19 59

Edward B. Smith

Virginia B. Smith

G 135