K 2884

WARRANTY DEED

For and in consideration of the sum of ten and no/100 ($10.00) DOLLARS cash in hand paid by Winford Nelson Albright and wife, Marie Evans Albright, and other good and valuable considerations, receipt of all of which is hereby acknowledged,

we, Robert W. Slate and wife, Ola Ruth Slate have bargained and sold, and by these presents do transfer and convey unto the said Winford Nelson Albright and wife, Marie Evans Albright 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. 49 on the Plan of Hillhurst Acres, Section 3, as of record in book 2331, page 86, Register's Office for said County. Said lot No. 49 fronts 118.6 feet on the easterly side of Rich Acres Drive and extends back 305.4 feet on the northerly line and 207.6 feet on the southerly line to a dead line, measuring 185 feet thereon. Being the same real property conveyed to Robert W. Slate and wife, Ola Ruth Slate, by deed from Hillhurst, Inc., dated December 15, 1957, filed February 10, 1958, and recorded in book 2737, page 411, said Register's Office.
This conveyance is made subject to a ten-foot easement for public utility purposes along northerly and easterly lines of premises, 90-foot building setback line from Rich Acres, Drive, and conditionsof owners certificate, as shown on plan in book 2331, page 86, said Register's Office; and to restrictive covenants contained in an instrument of record in book 2485, page 306, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Winford Nelson Albright and wife, Marie Evans Albright, their heirs and assigns, forever.

And we do covenant with the said Winford Nelson Albright and wife, Marie Evans Albright 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., except for taxes for the year 1959 which are prorated and assumed by grantees.

And we, Robert W. Slate and wife, Ola Ruth Slate do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Winford Nelson Albright and wife, Marie Evans Albright, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 6th day of April, 19 59

Robert W Slate

Ola Ruth Slate

STATE OF TENNESSEE
Davidson County

Personally appeared before me, E B Walton, a Notary Public in and for said County and State, the within named Robert W. Slate and wife, Ola Ruth Slate

the bargainor s, 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 6 day of April, 19 59

Commission expires Apr 22-1961

E B Walton
Notary Public

DAVIDSON COUNTY

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