K 2923

TENNESSEE TITLE COMPANY

WARRANTY DEED FORM 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00 TEN AND NO 100---------- DOLLARS

Cash in hand paid by the grantees herein and other good and valuable considerations, receipt of which is hereby acknowledged, we,

M. P. RICE AND WIFE, NELLIE M. RICE,

have bargained and sold, and by these presents do transfer and convey unto the said VANCE OVERTON AND WIFE, MINNIE M. OVERTON,

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

Being parts of Lots Nos. 1 and 2 on the unrecorded Subdivision of a lot known as the "Dower Tract" as shown on the Plan of the Phillip Walker Lands, as of record in Old Book 10, page 111, County Court Clerk's Office for said County, being part of Lots Nos. 1 and 2 on the map of the Slate Farm, not of record described according to a survey made by Harvey Gee, May 7, 1959, as follows:
BEGINNING on the westerly margin of Graycroft Road at an iron pin in the southeast corner of the property conveyed to Charles Sidney Brown and wife, by deed from Fred A. Atkisson and wife, of record in Book 2875, page 333, Register's Office for said County; thence with said Road south 2° 23' west 145 feet to an iron pin, 325 feet north of Chadwell Drive; thence north 86° west 373 feet to an iron pin 325 feet north of said Chadwell Drive; thence with a fence north 2° 37' east 145 feet to an iron pin thence with Brown's southerly line south 86° east 372.4 feet to the beginning.
Being the same property conveyed to M. P. Rice, by deed from John A. Mefford, Trustee, of record in Book 2922, page 539, said Register's Office.
The above described property is being conveyed subject to restrictions in Book 2044, page 395, 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 VANCE OVERTON AND WIFE, MINNIE M. OVERTON, their heirs and assigns, forever.

And we do covenant with the said VANCE OVERTON AND WIFE, MINNIE M. OVERTON 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, the grantors herein, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees herein, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 9th day of July, 19 59

M. P. Rice
M. P. Rice

Nellie M. Rice
Nellie M. Rice

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, ... a Notary Public in and for said County and State, the within named M. P. Rice and wife, Nellie M. Rice,

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 Nashville, Tennessee, this 9th day of July, 1959

Commission expires My Commission Expires May 20, 1961

Samuel A. Milliken
Notary Public

TENNESSEE TITLE COMPANY

C 467