K 2924

WARRANTY DEED

For and in consideration of the sum of EIGHT THOUSAND TWO HUNDRED AND NO/100 -------- ---------- ($8,200.00) ---------- DOLLARS

Cash in hand paid by Clifford H. Crossland, Jr. and wife, Geneva L. Crossland, the receipt of which is hereby acknowledged, we,

EWING O. HARPER, JR. AND WIFE, LILLIAN G. HARPER

_____ have bargained and sold, and by these presents do transfer and convey unto the said CLIFFORD H. CROSSLAND, JR. AND WIFE, GENEVA L. CROSSLAND 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. 21 on the Map of Victory Heights Subdivision, as of record in Book 1130, page 97, Register's Office for said County.

Said Lot No. 21 fronts 60 feet on the north side of Chickasaw Avenue and runs back between parallel lines 150 feet to a dead line, measuring 60 feet thereon.

Being the same property conveyed to Ewing O. Harper, Jr. and wife, Lillian G. Harper, by warranty deed from Weakley E. Sullivan and wife, Ollie Sullivan, as of record in Book 2878, page 13, 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 Clifford H. Crossland, Jr. and wife, Geneva L. Crossland their heirs and assigns, forever.

And we do covenant with the said Clifford H. Crossland, Jr. and wife, Geneva L. Crossland, 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 1959 taxes, which have been prorated and are hereby assumed by the purchasers.

And we, Ewing O. Harper, Jr. and wife, Lillian G. Harper do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Clifford H. Crossland, Jr. and wife, Geneva L. Crossland, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 7th day of July 19 59

Ewing O. Harper, Jr.

Lillian G. Harper

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