WARRANTY DEED TOM G. COLEMAN, FORM

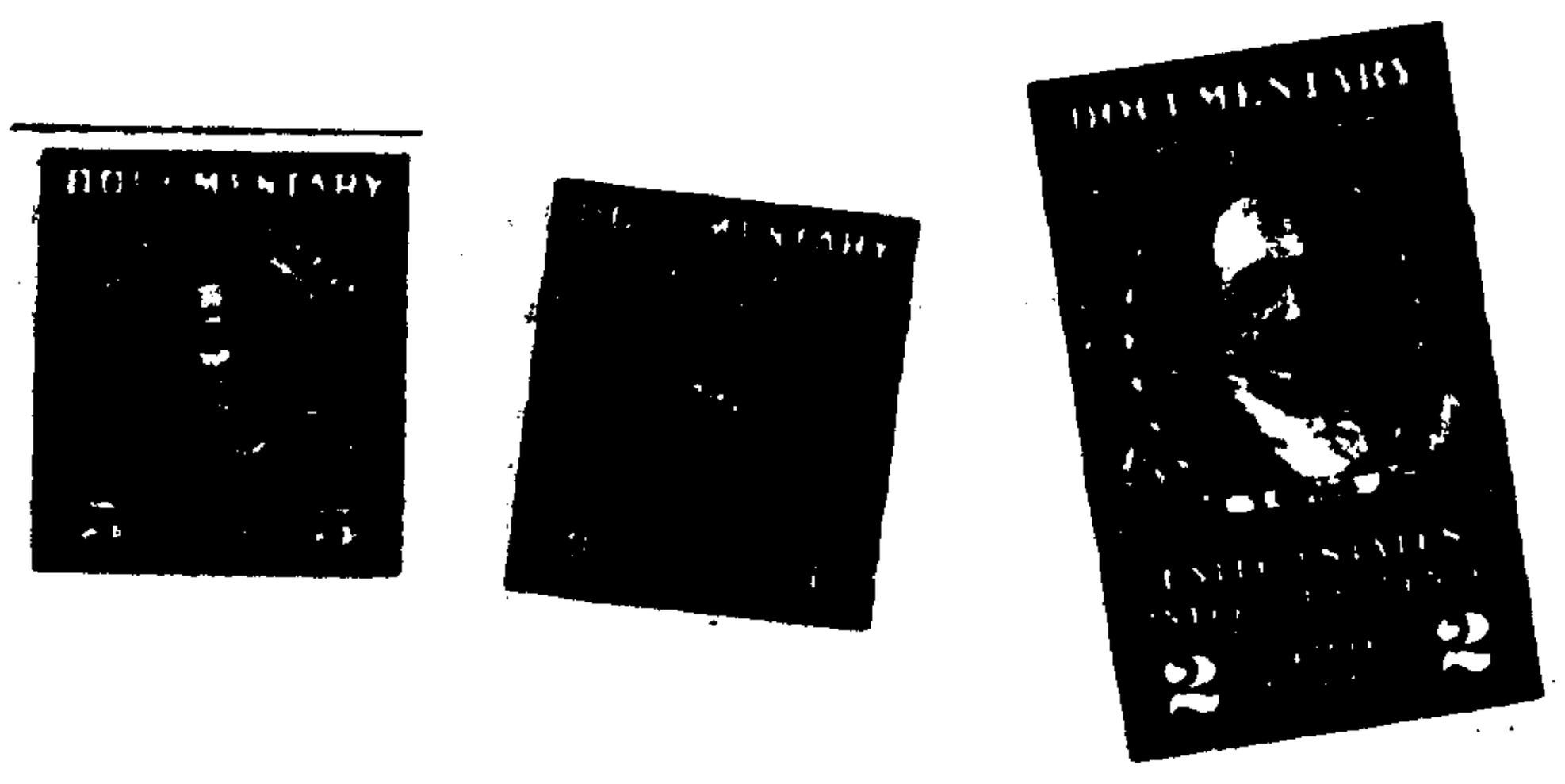
For and in consideration of the sum of Ten and no/one hundreds - - - - - - - - - - - -
- ($ 10.00) DOLLARS, cash in hand* paid to the seller by the purchaser the receipt of which is hereby acknowledged and in addition this conveyance is made subject to an indebtedness secured by a written lien of record in Book 2373, page 273; Book ____, page ____, Register's Office for Davidson County, Tennessee.
* and other good and valuable considerations

Thomas E. Dickens and wife, Bettye Joe Dickens

hereinafter called the Seller, has bargained and sold, and by these presents does transfer and convey unto Wilson Davis Ray and wife, Eileen Ray

hereinafter called the Buyer, his heirs, successors 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. 103 on the Map of Walnut Grove Subdivision, as of record in Book 2133, page 87, Register's Office for said County. Said Lot No. 103 fronts 75 feet on the northeasterly side of Amherst Drive and runs back between parallel lines 155 feet to a dead line.
Being the same property conveyed to Thomas E. Dickens and wife, Bettye Joe Dickens, by deed from N. H. Barker and wife, Dorothy H. Barker, of record in Book 2339, page 233, Register's Office for Davidson County, Tennessee.



This conveyance is made subject to restrictive covenants and easements of record in the 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 Seller, his heirs, successors, and assigns, forever.
And the Seller covenants with the said Buyer that he is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered. Except as aforesaid in the consideration clause and for the current year's land taxes.

And the Seller covenants and binds himself, his heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Buyer, his heirs, successors and assigns against the lawful claims of all persons whomsoever.
The word "Seller" when used, is meant to include the Grantor or Grantors named in the conveying clause of this deed.
The word "Buyer" when used, is meant to include the Grantee or Grantees named in the conveying clause of this deed.
Whatever gender used shall be construed to mean any gender.
Witness our hands this 18th day of August, 1959.

Thomas E. Dickens

Bettye Joe Dickens

STATE OF TENNESSEE
COUNTY OF DAVIDSON
Before me, M. D. Miller, a Notary Public in and for the State and County aforesaid, personally appeared the within named Thomas E. Dickens and wife, Bettye Joe Dickens 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 Nashville, Tennessee, this, the 20th day of August, 1959.

My commission expires: 2-25-61 M D Miller Notary Public