BK 2993

TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1002 — 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, and the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note dated August 22, 1957, executed by the grantors herein, payable to Murphree Mortgage Company, for the original sum of $9,950.00, with interest at 4½% per annum, both principal and interest payable $50.42 monthly, beginning October 1, 1957, final payment August 1, 1987, and secured by a deed of trust of record in Book 2666, page 603, Register's Office for Davidson County, Tennessee; said debt having since been assigned to The Williamsburgh Savings Bank, by instrument of record in Book 2357, page 102, said Register's Office.

we, ANSEL L. FENT AND WIFE, ALICE G. FENT

have bargained and sold, and by these presents do transfer and convey unto the said E. T. GIBSON AND WIFE, JUNE WEBB GIBSON 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. 279 on the Plan of Fairlane Park, Section III, of record in Book 2331, pages 145 and 146, Register's Office for said County.
Said Lot No. 279 fronts 95 feet on the south side of Melpar Drive and runs back 178 feet on the west line and 170.7 feet on the east line to a dead line in the rear on which it measures 95.8 feet.
Being the same property conveyed to Ansel L. Fent and wife, Alice G. Fent, by deed from Melpar Homes, Inc., of record in Book 2695, page 53, said Register's Office.

The above described property is being conveyed subject to Restrictions of record in Book 2598, page 491, 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 E. T. GIBSON AND WIFE, JUNE WEBB GIBSON their heirs and assigns, forever.

And we do covenant with the said E. T. GIBSON AND WIFE, JUNE WEBB GIBSON 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 as hereinabove set-out.
And we, the grantors 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 their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 9th day of November, 1959

Ansel L. Fent — Alice G. Fent

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Jno. C. Jeffords, a Notary Public in and for said County and State, the within named Ansel L. Fent and wife, Alice G. Fent
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 9th day of November, 1959

My Commission Expires May 24, 1960

Notary Public
Jno. C. Jeffords
State-at-Large

TENNESSEE TITLE COMPANY

PG 193