BK 3000

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of - - - - - - $10.00 - - - - - - - - - -

- - - - - - TEN AND NO/100 - - - - - - - - - - - - DOLLARS

cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

we, Clay Morris Peeples and wife Eugenia H. Peeples

have bargained and sold, and by these presents do transfer and convey unto the said Peter T. Mitchell and wife Nina D. Mitchell 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 part of lot No. 12 on the Plan of A. L. Moore's Subdivision of Biltmore, as of record in Book 421, page 6, Register's Office for said County, being Tract "C" on a survey made by Ralph W. C. Lambert, Surveyor, February 14, 1959, described as follows:
Beginning at a point in the easterly margin of a proposed road as shown on said survey, said point being north 24° 15' east 270 feet and north 7° west 560.7feet from the southeast corner of lot No. 12 on said plan; thence easterly 340 feet; thence north 24° 15' E. 123 feet to a point; thence north 2° 20' E. 125 feet to a point; thence westerly 418 feet on a dividing line between Tracts "C" and "D" on said survey to a point in the easterly margin of said proposed road; thence southerly along the easterly margin of said proposed road, 220 feet to the point of beginning, and containing 2 acres, more or less.
Being part of the same property conveyed to Clay Morris Peeples and wife Eugenia H. Peeples, by deed from Kate Gammel et als, of record in book 2690, page 141, R.O.D.C. 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 Peter T. Mitchell and wife Nina D. Mitchell their heirs and assigns, forever.

And we do covenant with the said Peter T. Mitchell and wife Nina D. Mitchell, 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, Clay Morris Peeples and wife Eugenia H. Peeples do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Peter T. Mitchell and wife Nina D. Mitchell, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 29th day of October, 1959.

/s/ Clay Morris Peeples

/s/ Eugenia H. Peeples

PG 133