BK 3031

**WARRANTY DEED** G-73952

BEAU E. FOLK, JR., FORM

For and in consideration of the sum of TEN AND NO/100 ***** DOLLARS ($ 10.00 ), and other good and valuable considerations, the receipt of all of which are hereby acknowledged,

CLAUDELL IRENE GARRISON,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto ROBERT GORMAN and wife, MARY R. GORMAN,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the Third Civil District of Davidson County, Tennessee, being Lot No. 8 on the Map of Section Two, Donelson Meadows, as of record in Book 2133, pages 100 and 101, Register's Office for said County.

Said Lot No. 8 fronts 60.51 feet on the westerly side of Dellrose Avenue and runs back between lines 376 feet on the northerly line and 338.5 feet on the southerly line to a dead line in the rear on which it measures 132.5 feet.

Being the same property conveyed to Claudell Irene Garrison by deed from James E. Ghee and Alfred E. Sanders, of record in Book 2544, page 311, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 2283, page 361, 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 Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for 1960 taxes, which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 15th day of February, 1960

Claudell Irene Garrison

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named ~~Claudell Irene Garrison~~,

the bargainor(s), with whom I am personally acquainted, and who acknowledged that ~~she~~ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ~~Nashville~~, Tennessee, this, the _____ day of _____, 19~~60~~

My commission expires: _____ *Notary Public*

BK 333