K 3034

**WARRANTY DEED** THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of - - - - - -Ten and NO/100 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - $10.00 - - - - - - - - - - DOLLARS Cash in hand and other good and valuable considerations, the receipt of which is hereby acknowledged,

WILLIAM AND LEE, INC. has bargained and sold, and by these presents does transfer and convey unto the said Earl T. Holton and Wife, Wanda S. Holton 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. 5, and Reserved Tract A of Patricia Heights Annex, of record in Book 2900, Page 37, Register's Office for Davidson County, Tennessee.

Said Lot No. 5 fronts 162.0 feet on the northerly side of Massman Drive and runs back between lines 208.11 feet on the northwesterly line and 352.48 feet on the southeasterly line to a dead line in the rear, on which it measures 204.98 feet.

Said reserved Tract A is a triangular tract described as follows: to-wit: Beginning at the northerly side of Massman Drive and the northern boundary of said Subdivision; thence south 87 degrees 35' east 235.69 feet to the northwest corner of Lot 5; thence southwesterly with the northwesterly line of Lot 5, 352.48 feet to the northerly margin of Massman Drive; thence northwesterly with the margin of said Drive, 153.77 feet to the beginning.

Being part of the same property conveyed to Frank Ingraham, Trustee for William & Lee, Inc., by deed from James H. Brewer and Elizabeth P. Brewer of record in Book 2998, Page 578, 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 Earl T. Holton and Wife, Wanda S. Holton their heirs and assigns, forever. And William & Lee, Inc., does covenant with the said Earl T. Holton and Wife, Wanda S. Holton has that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered.

And I, Frank Ingraham, Trustee, for William & Lee, Inc., said capicity do further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Earl T. Holton and Wife, Wanda S. Holton their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, William & Lee, Inc., has caused this instrument to be executed by its duly authorized officer, this 1 day of February 1960.

Witness hand this day of

Frank Ingraham
Trustee for William & Lee, Inc.

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