K 3070

For and in consideration of the sum of $ - - - - - - - - $10.00 - - - - - - - - - - - - - -
- Ten and no/100 - - - - - - - - -DOLLARS
and other good and valuable considerations, cash in hand paid by Milton F.Harbsmeier and wife, Martha J. Harbsmeier, the receipt of all of which is hereby acknowledged.

This conveyance is made subject to restrictions recorded Mar. 12, 1959, in Book 2880, page 353, Register's Office for Davidson County, Tennessee.

We, N. C. Dunn, Jr., and wife, Ruth B. Dunn
have bargained and sold, and by these presents do transfer and convey unto the said
Milton F. Harbsmeier and wife, Martha J. Harbsmeier
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. 20 on the Plan of Broadwell Acres, as of record in Book 2663, page 118, Register's Office for said County, and described as follows:
Beginning at a point in the north margin of Broadwell Drive, at the corner of Lots Nos. 19 and 20; thence with the line between said lots, northwesterly 190 feet to a corner of Lot No. 21; thence with the line between said lots, northeasterly 230 feet to the westerly margin of Trousdale Drive; thence with the margin of the same, southeasterly 165 feet to the beginning of a curve; thence around said curve, southerly 39.3 feet to the northerly margin of Broadwell Drive; thence with the margin of the same, southwesterly 205 feet to the point of beginning.
Being part of the property conveyed to N. C. Dunn, Jr., and wife, Ruth B. Dunn, by deed from N. C. Dunn, Jr., et al, as of record in Book 2961, page 34, 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 Milton F. Harbsmeier and wife, Martha J. Harbsmeier
their heirs and assigns, forever.

And we do covenant with the said Milton F. Harbsmeier and wife, Martha J. Harbsmeier
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, with exception of the 1960 Taxes which are prorated and assumed by the grantees herein.
And we, N. C. Dunn, Jr. and wife, Ruth B. Dunn
do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Milton F. Harbsmeier and wife, Martha J. Harbsmeier
their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 6th day of May, 1960

N. C. Dunn, Jr. — Ruth B. Dunn

STATE OF TENNESSEE,
DAVIDSON COUNTY

Personally appeared before me, Phillip E. Cole, a Notary Public in and for said County and State, the within named N. C. Dunn, Jr., and wife, Ruth B. Dunn

the bargainors, 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 6th day of May, 1960

Commission expires May 16, 1961

Phillip E. Cole
Notary Public

Warranty Deed

83220

From
N. C. Dunn, Jr., et ux

To
Milton F. Harbsmeier, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE,
DAVIDSON COUNTY
Received for record 9 day
of May A.D. 1960
at 2:15 o'clock P. M.
Noted in Book 95 Page 630
Recording Fee $2.00
JAMES E. WILSON, Register

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