BK 3072

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $10.00

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

cash in hand paid by CHARLES A. LYON AND WIFE, ELMA ADINE F. LYON

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,

WILLIAM T. PRIEST AND WIFE, SARA M. PRIEST

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, 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. 5 on the Plan of Donna Heights, as of record in Book 2083, page 17, Register's Office for said County.
Said Lot No. 5 fronts 95 feet on the east side of Vail Avenue, and runs back 535.8 feet on the north line and 541.7 feet on the south line, to a dead line in the rear on which it measures 95.1 feet.
Being part of the property conveyed to William T. Priest and wife, Sara M. Priest, by deed from Henry Gillespie and wife, as of record in Book 2491, page 162, said Register's Office.

The Grantors herein also warrant that the improvements on said real estate do not violate or encroach upon any restrictions in the recorded plan of said subdivision, applicable restrictive covenants or zoning regulations.

STATE TAX $ 3.75
PROBATE .50
TOTAL $ 3.75

MAY 26 1960
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging unto the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unincumbered, unless otherwise herein set out. And we 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.

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.

Witness our hands this 26th day of May, 1960

Sara M. Priest
Sara M. Priest

William T. Priest
William T. Priest

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, B. W. Howard, a Notary Public in and for said County of State aforesaid, William T. Priest and wife, Sara M. Priest

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 26th day of May, 1960

Commission expires October 28, 1963

B. W. Howard
B. W. Howard Notary Public.

REGISTER'S OFFICE
STATE OF TENNESSEE, DAVIDSON COUNTY
Received for record 26 day of May A.D. 1960 at 9:19 o'clock A.M.
Noted in Book 2491 Page 162
Recording Fee 2.00
JAMES P. WEBB, Register

Warranty Deed
G-137455.1mm
FROM
WILLIAM T. PRIEST, ET UX.
TO
CHARLES A. LYON, ET UX.
85877

BK 451