BK 3073

For and in consideration of the sum of $ 10.00

TEN AND NO/100 DOLLARS

Cash in hand paid by James R. Fleming and wife, Ruby G. Fleming, and other good and valuable consideration, receipt of which is hereby acknowledged;

CARL BATSON and wife, BETTYE H. BATSON

has have bargained and sold, and by these presents do transfer and convey unto the said James R. Fleming and wife, Ruby G. Fleming

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. 80 on the Plan of Stanford Country Club Estates, Section III, as of record in Book 2900, page 67, Register's Office for said County, and described as follows:

Said Lot No. 80 fronts 84 feet on the westerly side of Jenry Drive, and runs back 162.23 feet on the northerly line and 159.21 feet on the southerly line, to a dead line in the rear on which it measures 88 feet.

Being part of the property conveyed to Carl Batson, by deeds from Ferriss C. Bailey, Trustee, as of record in Book 2964, page 391, and in Book 2997, page 444, Register's Office for said County.

This conveyance is made subject to the restrictions recorded in Book 3026, page 310; and to the easements and limitations shown on the Map of record in Book 2900, page 67.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James R. Fleming and wife, Ruby G. Fleming their heirs and assigns, forever.

And we do covenant with the said James R. Fleming and wife, Ruby G. Fleming 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, Carl Batson and wife, Bettye H. Batson do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James R. Fleming and wife, Ruby G. Fleming their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 25th day of May, 19 60.

Bettye H. Batson

Carl Batson

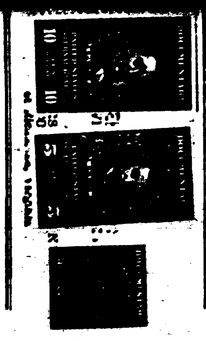
STATE OF TENNESSEE
Davidson County

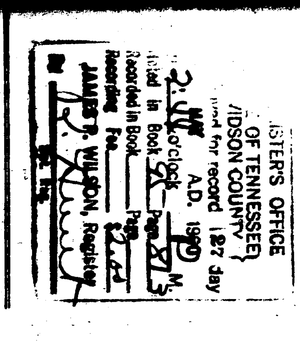
Personally appeared before me, L. Garland Wells, a Notary Public in and for said County and State, the within named Carl Batson and wife, Bettye H. Batson

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 25th day of May, 19 60.

Commission expires July 27, 1960

L. Garland Wells
Notary Public





WARRANTY DEED

FROM 86146

CARL BATSON, ET UX

TO

JAMES R. FLEMING, ET UX

Home Federal Savings & Loan Ass'n

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