BK 3101

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ---------- $10.00 ----------

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

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged,

I, Miller Kimbrough, Trustee,

_____ have bargained and sold, and by these presents do transfer and convey unto the said W. C. Fuller and wife, Ethel Fuller, 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. 52 on the Plan of Hermitage Hills Subdivision, Section 1, of record in Book 2900, pages 48 and 49, Register's Office for said County, described as follows:

Said Lot No. 52 fronts 90.0 feet on the northeasterly side of Bonnaridge Drive and extends back between lines measuring 153.0 feet on the northwesterly side and 156.3 feet on the southeasterly side to a dead line in the rear on which it measures 78.0 feet.

Being part of the property conveyed to Miller Kimbrough, Trustee for H. H. Richardson, A. H. Johnson, and Southern Trust Company of Nashville, by deed from James E. Covington, Clerk and Master of the Chancery Court at Nashville, of record in Book 2694, page 514, Register's Office for Davidson County, Tennessee.

Commerce Union Bank, the lawful holder and owner of a certain indebtedness described in and secured by a Deed of Trust executed by Miller Kimbrough, Trustee to C. D. Rippy, Trustee, of record in Book 3013, page 250, Register's Office for said County, joins herein for the sole purpose of releasing the lien of said Deed of Trust upon the property herein described but no further or otherwise.

COMMERCE UNION BANK

By: _____
Vice President

Attest: _____
Cashier

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said W. C. Fuller and wife, Ethel Fuller, their _____ heirs and assigns, forever.

And I do covenant with the said W. C. Fuller and wife, Ethel Fuller _____ that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Miller Kimbrough, Trustee _____ do further covenant and bind myself, my successors and representatives, to warrant and forever defend the title to the said land to the said W. C. Fuller and wife, Ethel Fuller, their _____ heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 18th day of July, 1960

_____ Miller Kimbrough
Trustee

_____ _____

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