BK 3104

WARRANTY DEED

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, paid by the grantees, the receipt of which is hereby acknowledged,

We, Ethan Allen Moon and wife, Bertha Bettina Moon,

have bargained and sold, and by these presents do transfer and convey unto the said Alton V. Barnhill and wife, Joyce P. Barnhill, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:
Land in Davidson County, Tennessee, being lot No. 80 on the Plan of Bellshire Estates, Section 3, as of record in book 2133, page 112, Register's Office for said County, described as follows:
Beginning on the easterly margin of Oxbow Drive at the corner of lots Nos. 79 and 80; thence with the line between said two lots eastwardly 218 feet to the corner of lots Nos. 78, 79 and 80; thence with the line between said lots Nos. 78 and 80 northeastwardly 152 feet; thence north 19 degrees 12' west 16 feet to the corner of lots Nos. 80 and 81; thence with the line between said two lots westwardly 302.4 feet to the easterly margin of said Oxbow Drive; thence with same southwardly 153.5 feet to the beginning.
Being the same real property conveyed to Ethan Allen Moon and wife, Bertha Bettina Moon, by deed from W. C. Allen and wife, dated April 6, 1956, filed April 7, 1956, and recorded in book 2536, page 359, said Register's Office.

This conveyance is made subject to restrictions of record in book 2294, page 346, Register's Office for Davidson County, Tennessee, and ten-foot easement for public utility purposes along the rear and southerly lines of premises, 90-foot building setback line, and conditions, of owners certificate, as shown on plan of record in book 2133, page 112, 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 Alton V. Barnhill and wife, Joyce P. Barnhill, their

heirs and assigns, forever.

And we *do covenant with the said* Alton V. Barnhill and wife, Joyce P. Barnhill

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 Ethan Allen Moon and wife, Bertha Bettina Moon,
do further covenant and bind ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Alton V. Barnhill and wife, Joyce P. Barnhill,
their *heirs and assigns against the lawful claims of all persons, whomsoever.*
Witness our *hand* s *this* 5th *day of* August, 1960. ~~xthe corporate seal of said corporation having been affixed hereto pursuant to the duly authorized action of its board of directors~~

Ethan Allen Moon

Bertha Bettina Moon

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Hugh J. Bradley, *a Notary Public in and for said County and State,* Ethan Allen Moon and Bertha Bettina Moon

the within named 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* 5th *day of* August, *19* 60.

Hugh J. Bradley *Notary Public*

Commission expires April 23, 1963.

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