BK 3105

WARRANTY DEED G-7650 — NASHVILLE TITLE COMPANY

For and in consideration of the sum of TEN AND NO/100 *** DOLLARS ($ 10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of and agreement by the Grantees herein to pay the principal balance now due, plus future interest, on a certain note, dated January 16, 1956, in the original sum of $11,750.00, with interest at 4½% per annum, payable to the order of Kimbrough-Phillips Company, and secured by a deed of trust executed by Malvern Hill Rahrer and wife, Barbara Dean Rahrer, to Miller Kimbrough, Trustee, of record in Book 2477, page 43, Register's Office for Davidson County, Tennessee,

MALVERN HILL RAHRER and wife, BARBARA DEAN RAHRER

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES G. HIETT and wife, EVELYN K. HIETT ***

hereinafter called the Grantee, his heirs, successors 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. 20, Elysian Park, as of record in Book 2331, page 32, Register's Office for said County.

Said Lot No. 20 fronts 145 feet on the easterly side of Corning Drive and runs back 268.7 feet on the northerly line and 271.7 feet on the southern line to a dead line, measuring 145.1 feet thereon.

Being the same property conveyed to Malvern Hill Rahrer and wife, Barbara Dean Rahrer, by deed from Earl C. Hall and wife, Margaret W. Hall, of record in Book 2489, page 247, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 2435, page 360, said Register's Office.

Barbara Taylor Rahrer and Barbara Dean Rahrer are one and the same person.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as above.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors 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.

In witness whereof, the Grantor has hereunto set his hand on this, the 4th day of August, 1960.

Malvern Hill Rahrer

Barbara Taylor Rahrer

Barbara Dean Rahrer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, James B. Inscoe, a Notary Public in and for the State and County aforesaid, personally appeared the within named Malvern Hill Rahrer and wife, Barbara Dean Rahrer, 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, the 4th day of August, 1960.

James B. Inscoe
Notary Public

My commission expires:

PG 565