BK 3133

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten and no/100 (10.00)----------
----------DOLLARS
and other good and valuable consideration cash in hand paid by W. L. Coble and wife, Hazel Coble receipt of all of which is hereby acknowledged; and in further consideration of the said W. L. Coble and wife, Hazel Coble assuming and agreeing to pay the balance due on a debt described in a Deed of trust executed by Willis B. Grice and wife, Evelyne M. Grice, to Louis R. Linx, Trustee, dated May 17, 1957, filed May 17, 1957, and recorded in book 2621, page 35, Register's Office for Davidson County, Tennessee, to secure the payment of a note of even date herewith for $13,800.00, with interest from date at the rate of 5% per annum on the unpaid balance until paid. The said principal and interest shall be payable in monthly installments of $80.73, commencing on the first day of November, 1957, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of October, 1982.

We, Willis B. Grice and wife, Evelyne Mae Grice have bargained and sold, and by these presents do transfer and convey unto the said W. L. Coble and wife, Hazel Coble their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 8th Civil District of Davidson County, Tennessee, being lot No. 157 on the Plan of Horton Heights, Section III, as of record in Book 2133, page 29, Register's Office for said County, more particularly described as follows:
Beginning at a point in the line between Lots Nos. 157 and 158; thence in a southerly direction, along the line between said two lots, 173.9 feet to a point; thence in an easterly direction, 184.5 feet to a point on the westerly margin of Brook Hollow Road; thence in a northerly direction, along the margin of said road, 170 feet to a point; thence continuing in a northerly and westerly direction around a curve, 39.3 feet to a point in the southerly margin of Charlotte Pike right-of-way; thence along said right-of-way in a westerly direction 54.1 feet to a point; thence in a southerly direction, 25.0 feet to a point; thence in a westerly direction 100.4 feet to the point of beginning.
Being the same real property conveyed to Willis B. Grice and wife, Evelyne Mae Grice, by deed from Thomas C. Summers, Trustee, dated May 10, 1956, filed May 21, 1956, and recorded in book 2539, page 270, said Register's Office.

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. L. Coble and wife, Hazel Coble their heirs and assigns, forever.

And we do covenant with the said W. L. Coble and wife, Hazel Coble 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. except for 1960 state and county taxes which have been prorated and assumed by the buyers.

And we, Willis B. Grice and Evelyne Mae Grice do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said W. L. Coble and wife Hazel Coble their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 30th day of September, 19 60

Willis B. Grice

Evelyne Mae Grice

PG 93