K 3135

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

----------Ten and 00/100 ---------- DOLLARS,

Cash in hand paid by Robert A. Brown and wife, Clara W. Brown, the assumption of the balance of $9,634.37 due Murphree Mortgage Company under one note dated August 11, 1958, secured by deed of trust of even date to Ferriss C. Bailey, Trustee, of record in the Register's Office for Davidson County, Tennessee, in Book 2822, page 483, payable according to the terms thereof, and other good and valuable consideration, the receipt of which is hereby acknowledged,

WILLIAM E. MITCHELL and wife, JAN S. MITCHELL

have bargained and sold, and by these presents do transfer and convey unto the said ROBERT A. BROWN and wife, CLARA W. BROWN

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. 94 on the Plan of Murray Heights, as of record in Book 2663, page 37, Register's Office for said County.

Said Lot No. 94 fronts 100 feet on the northerly side of Melmack Drive and runs back 201.9 feet on the westerly line and 185.3 on the easterly line, to a dead line in the rear on which it measures 52 feet.

Being the same property that was conveyed to William E. Mitchell and wife, Jan S. Mitchell by deed of Ridgeview Homes Company of record in Book 2800, page 341, said Register's Office.

This conveyance is made subject to the restrictions of record in Book 2706, page 329, said Register's Office, and to the Owner's Certificate, set-back line and easement shown on the Map recorded in Book 2663, page 37.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Robert A. Brown and wife, Clara W. Brown their heirs and assigns, forever.

And We do covenant with the said Robert A. Brown and wife, Clara W. Brown 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, the said William E. Mitchell and wife, Jan S. Mitchell, do further covenant and bind ourselves, heirs and representatives, to warrant and forever defend the title to the said land to the said Robert A. Brown and wife, Clara W. Brown, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 17th day of October, 19 60.

William E. Mitchell

Jan S. Mitchell

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Garland Wells, a Notary Public in and for said County and State, the within named William E. Mitchell and wife, Jan S. Mitchell,

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 17th day of October, 19 60.

Commission expires July 21, 1964.

Garland Wells
Notary Public

STATE OF TENNESSEE, DAVIDSON COUNTY
REGISTER'S OFFICE
Received for record 18 day of OCT A.D. 1960 at 2:39 o'clock P.M.
Noted in Book 42 Page 111
Recorded in Book 3135 Page 604
Recording Fee $3.00
JAMES P. WILSON, Register
By R. Hunt D.R.
Prepared by

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

FROM
William E. Mitchell and wife,
Jan S. Mitchell
TO
Robert A. Brown and wife,
Clara W. Brown
222 Melmack Dr.

8227

WARRANTY DEED

$1,700.00

G 604