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WARRANTY DEED — BEAU E. FOLK, JR., FORM — **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of TEN & NO/100 ---------- DOLLARS ($ 10.00),

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

John B. Gibbs and wife, Betty L. Gibbs

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

Walter W. Dickson and wife, Dorothy R. Dickson

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. 23 on the Plan of Mansker Heights, as of record in Book 2900, page 10, Register's Office for said County as follows:

Beginning at a point in the easterly margin of Fannin Drive at the common corner of Lots 22 and 23; thence with the line between said lots, easterly 172.7 feet to a corner of Lot 24; thence with the line between Lots 23 and 24, northeasterly 159.6 feet to a point in the southwesterly margin of Dorr Drive; thence with the margin of the same, westerly 280 feet to a point at the beginning of a cruve; thence around said curve, southwesterly 39.27 feet to a point in the easterly margin of Fannin Drive; thence with the margin of the same, southerly 180 feet to the beginning.

Being the same property conveyed to John B. Gibbs, by deed from Swift-Garrison-Dorris Developers, Inc., of record in Book 3073, page 513, 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 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.

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 17th day of October, 1960

John B. Gibbs

Betty L. Gibbs

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, James M. Foster, a Notary Public in and for the State and County aforesaid, personally appeared the within named John B. Gibbs and wife, Betty L. Gibbs

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, Davidson County, Tennessee, this the 17th day of October, 1960

James M. Foster
Notary Public

My commission expires: November 17, 1963.

WARRANTY DEED
From 8377
John B. Gibbs and wife,
Betty L. Gibbs
To
Walter W. Dickson and wife,
Dorothy R. Dickson

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
19 day of OCT A.D. 1960 at 1:02 o'clock P.M.
Noted in Book 2 Page 153
Recorded in Book Page
Recording Fee $2.00
JAMES D. WILSON, Register
By

NASHVILLE TITLE COMPANY
"Guaranteed Title"
NASHVILLE, TENNESSEE

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