K 3158

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

Ten and no/100---------- DOLLARS

cash in hand paid by Earl A. Sexton and wife Eva S. Sexton and other good and valuable considerations the receipt of all of which is hereby acknowledged we, Lawrence Garrison and wife, Willodean W. Garrison

have bargained and sold, and by these presents do transfer and convey unto the said

Earl A. Sexton and wife, Eva S. Sexton

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. 105 on the Map of Section One, Joywood Heights, as of record in Book 1130, page 91, Register's Office for said County.
Said Lot No. 105 fronts 60 feet on the southerly side of Norton Avenue and runs back between parallel lines 160 feet to a dead line.
Being the same property conveyed to Lawrence Garrison and wife, Willodean W. Garrison by deed from Joseph I Wiggs and wife, Billie Bain Wiggs of record in Book 2030, page 5, said Register's Office.
The above described property is conveyed subject to restrictive covenants of record in Book 1373, page 98, Book 1518, page 183, Book 834, page 448, and in Book 1130, page 91, 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 Earl A. Sexton and wife, Eva S. Sexton their heirs and assigns, forever.

And we do covenant with the said Earl A. Sexton and wife, Eva S. Sexton 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, Lawrence Garrison and wife, Willodean W. Garrison do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Earl A. Sexton and wife, Eva S. Sexton heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this day of October, 19 60

STATE OF ~~TENNESSEE~~
DAVIDSON COUNTY

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the bargainor , with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at , ~~Tennessee~~, this day of , 19

Commission expires MY COMMISSION EXPIRES MARCH 24, 1962

Notary Public

TENNESSEE TITLE COMPANY

Warranty Deed

From 10805

LAWRENCE GARRISON ET UX

To

EARL A. SEXTON ET UX

FIDELITY FEDERAL ... LOAN ASSOCIATION OF NASHVILLE

STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
of NOV A.D.
at 12:26 o'clock P.M.
Noted in Book 92 Page 233
Recording Fee $2.00
JAMES P. WILSON, Register

Published by TENNESSEE TITLE COMPANY

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