BK 3161

WARRANTY DEED G-141146 REAU E. FOLK, JR., FORM

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 October 19, 1954, in the original principal sum of $12,700.00, secured by deed of trust executed by Wilson T. Reynolds and wife, to John W. Murphree, Trustee, of record in Book 2349, page 305, Register's Office for Davidson County, Tennessee,

WILSON T. REYNOLDS and wife, MARY G. REYNOLDS,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto WILLIAM M. GRAY and wife, FLORA E. GRAY,

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. 49 on the Plan of Roselawn, as of record in Book 2133, page 1, Register's Office for said County.

Said Lot No. 49 fronts 70 feet on the westerly side of Crescent Hill Road and runs back 179.6 feet on the northerly line and 230.7 on the southerly line, to a dead line, measuring 134.9 feet thereon.

Being the same property conveyed to Wilson T. Reynolds and wife, Mary G. Reynolds, by deed from S. Briggs Burkhalter and wife, of record in Book 2302, page 393, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 2089, page 294, 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, except as shown 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 25th day of November, 19 60

Wilson T. Reynolds

Mary G. Reynolds

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Margaret V. White, a Notary Public in and for the State and County aforesaid, personally appeared the within named Wilson T. Reynolds and wife, Mary G. Reynolds,

the bargainer(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 25th day of November, 19 60.

My commission expires: May 2nd, 1964

Margaret V. White
Notary Public

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