2 15620

WARRANTY DEED

FROM

Cornelius Anthony Peffen and wife, Sue Ann Peffen

TO

Merril D. Spencer and wife, Mary L. Spencer

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 6 day of DEC A.D. 1960 at 3:15 o'clock P M
Noted in Book 4 Page 452
Recorded in Book 1800 Page
Recording Fee
JAMES P. WILSON, Register
By Deputy

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S.W. Cor. Third & Union
NASHVILLE, TENNESSEE

WARRANTY DEED

For and in Consideration of the sum of ----------10.00----------

----------TEN AND 00/100---------- DOLLARS

cash and other good and valuable considerations the receipt of which is hereby acknowledged, including the assumption of the balance of the Deed of trust executed by Cornelius A. Peffen and wife, Sue Ann Peffen, to Don M. Powell, Trustee, dated June 4, 19--, filed June 8, 1955, and recorded in book 2417, page 43, Register's Office for Davidson County, Tennessee.

We, Cornelius Anthony Peffen and wife, Sue Ann Peffen

have bargained and sold, and by these presents do transfer and convey unto the said Merril D. Spencer and wife, Mary L. Spencer

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. 40 on the Plan of Cra-Mar Acres, Section 111, as of record in Book 2133, page 108, Register's Office for said County.

Said lot fronts 80 feet on the northerly side of Joyce Lane and runs back 315.7 feet on the easterly line and 273 feet on the westerly line, to a dead line, measuring 125.7 feet thereon.

Being the same property conveyed to Cornelius Anthony Peffen and wife, Sue Ann Peffen by deed from A. L. Murphy Et Ux as of record in Book 2435, page 623 in said Register's Office.