BK 3163

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $10.00

----------TEN AND NO/100---------- DOLLARS

cash in hand paid by ARCH BROWN KELLEY, JR., and wife, HELEN G. KELLEY

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,

CARL BATSON and wife, BETTYE H. BATSON

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, 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. 262 on the Plan of Stanford Country Club Estates, Section IV, as of record in Book 2900, pages 83 and 84, Register's Office for said County, and described as follows:

BEGINNING at a point in the easterly margin of Jenry Court at the corner of Lots No. 261 and 262; thence with said Court around a curve in a southerly direction, 48.21 feet to a corner of Lots No. 262 and 263; thence with the line between Lot No. 263, 206.43 feet to a point; thence with the line of Lot No. 262, northeasterly 28.42 feet to a point in the corner of Lot 249; thence with the line between Lots No. 249, 250, and 262, in a northwesterly direction 218.64 feet to the corner of Lots 261 and 262; thence with the line between said Lots No. 261 and 262, in a southwesterly direction 190.43 feet to beginning.

Being part of the property conveyed to Carl Batson by deeds from Ferriss C. Bailey, Trustee, as of record in Book 2964, page 391, and in Book 2997, page 444, both in said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 3066, page 219; and to the easements and limitations shown on the Map of record in Book 2900, pages 83 and 84, RODC.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs 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.

Witness our hands this 2nd day of December, 19 60.

Bettye H. Batson

STATE TAX $ [illegible]
PROBATE .50
TOTAL $ [illegible]

Carl Batson

STATE OF TENNESSEE
DAVIDSON COUNTY

DEC 9 1960
COUNTY COURT CLERK
DAVIDSON COUNTY

Personally appeared before me, [illegible] Simpkins, a Notary Public in and for said County and State, the within named Carl Batson and wife, Bettye H. Batson

the bargainors, 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 2nd day of December, 19 60.

Commission expires 18 August 1964

William O. Simpkins
Notary Public.

TENNESSEE TITLE COMPANY
NASH

Published by

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 9 day of Dec. A.D. 1960 at 2:45 o'clock P.M.
Noted in Book 52 Page 1220
Recorded in Book [illegible] Page [illegible]
Recording Fee $2.00
JAMES P. WILSON, Register
By [illegible]

Murphree Mortgage Company

To
ARCH BROWN KELLEY, JR., ET UX

From
CARL BATSON, ET UX

Warranty Deed

16234

PG 337