K 3183

WARRANTY DEED

FROM 27963
Howard R. Allen, et al

TO
Sam H. Prentice, et ux

Compliments of
Guaranty Title Company
A Division of
K[illegible]le Insurance Company
[illegible] Trust Building

WARRANTY DEED

For and in Consideration of the sum of nineteen thousand and no/100----------
----------($19,000.00)----------DOLLARS
cash in hand paid by Sam H. Prentice and wife, Lorene Prentice
receipt of which is hereby acknowledged,

we, Howard R. Allen, Paul M. Allen, Harvey L. Allen, Buford Allen Shelton, Margaret V. Shelton, H. Stanley Allen, and Elizabeth Shelton Coles

have bargained and sold, and by these presents do transfer and convey unto the said Sam H. Prentice and wife, Lorene Prentice, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being parts of lots Nos. 1 and 2 of block "C" on the map of Jackson Park Subdivision, Section 1, as of record in book 843, page 17, Register's Office for said County, described according to a survey made by James A. Hamilton, Jr., Surveyor, August 10, 1948, as follows:

Beginning at a point on the northerly margin of Kenwood Drive 23.25 feet easterly from the southeast corner of lot No. 1 on said survey, being also the beginning of a curve; thence around said curve in a northwesterly direction 225.33 feet to the southwesterly corner of lot No. 14 on said survey; thence eastwardly with the southerly line of said lot No. 14, 130 feet; thence southwardly 145 feet, more or less, to the beginning.

Said property was devised to Howard R. Allen, Paul M. Allen, Harvey L. Allen, Buford Allen Shelton, Margaret V. Shelton, H. Stanley Allen, and Elizabeth Shelton Coles, by will of Jennie Allen Betty, deceased, of record in Will Book 74, page 9, County Court for said County.

This conveyance is made subject to thirty-five foot building setback line from Kenwood Drive, as shown on plan of record in book 843, page 17, 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 Sam H. Prentice and wife, Lorene Prentice, their heirs and assigns, forever.

And we do covenant with the said Sam H. Prentice and wife, Lorene Prentice 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., except for taxes for the year 1961 which are assumed by purchasers.

And we, Howard R. Allen, Paul M. Allen, Harvey L. Allen, Buford Allen Shelton, Margaret V. Shelton, H. Stanley Allen, and Elizabeth Shelton Coles do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Sam H. Prentice and wife, Lorene Prentice, their heirs and assigns against the lawful claims of all persons whomsoever.

G 229