K 3184

For and in consideration of the sum of Ten & No/100 ---------- DOLLARS

and other good and valuable considerations, all paid by Charlie L. Jones and wife, Virgie T. Jones, we, J. T. Dugger, Sr., and John T. Dugger, Jr.,

have bargained and sold, and by these presents do transfer and convey unto the said Charlie L. Jones and wife, Virgie T. Jones, 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. 71 on the Plan of Burchwood Gardens, Section II, as of record in Book 2900, page 66, Register*s Office for said County.

Said Lot fronts 92.05 feet on the south side of Berkshire Drive and runs back between lines 148.75 feet on the west line and 154.54 feet on the east line to a dead line in the rear which is broken, on which it measures 83.65 feet.

Being part of the property conveyed to J. T. Dugger, Sr. and John T. Dugger, Jr., by deed from Suburban Properties, Inc., as of record in Book 3033, page 512, 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 Charlie L. Jones and wife, Virgie T. Jones, their heirs and assigns, forever.

And we do covenant with the said Charlie L. Jones and wife, Virgie T. Jones 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 by 1961 taxes which have been pro-rated and are assumed by Grantees.

And we, J. T. Dugger, Sr., and John T. Dugger, Jr., do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Charlie L. Jones and wife, Virgie T. Jones, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this March 1 day of March, 1961

J. T. Dugger, Jr.

John T. Dugger, Jr.

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named J. T. Dugger, Sr., and John T. Dugger, Jr.

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 office, this 1st day of March, 1961

Commission expires August 19, 1961

Ruby Jackson Notary Public

28722

WARRANTY DEED

FROM J. T. Dugger, Sr., and John T. Dugger, Jr.

TO Charlie L. Jones and wife, Virgie T. Jones

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record the 8th day of Mar A.D. 1961 at 8:45 o'clock A.M.
Noted in Book ... Page ...
Recorded in Book ... Page ...
Recording Fee ...
JAMES P. MARSHALL, Register
By ... D.C.

Attorneys Title Company
Title Guaranteed

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