K 3185

For and in consideration of the sum of $ 10.00
----------TEN AND NO/100---------- DOLLARS

Cash in hand paid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, and the further consideration that the grantees assume and agree to pay the remaining unpaid balance of a Note in the original amount of $14,100.00, dated July 8, 1960, executed by the grantors herein, payable to Murphree Mortgage Company of Nashville, with interest at 5½% per annum, both principal and interest payable in monthly instalments as set out therein, and secured by a Deed of Trust to John W. Murphree, Trustee, of record in Book 3107, page 477, Register's Office for Davidson County, Tennessee,

We, Robert M. Cross and wife, Dolly B. Cross

have bargained and sold, and by these presents do transfer and convey unto the said
Thomas C. Holland and wife, Pearl I. Holland

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. 94 on the Plan of Stanford Country Club Estates, Section III, as of record in Book 2900, page 67, Register's Office for said County.

Said Lot No. 94 fronts 116.71 feet on the westerly side of Edgemount Drive and runs back 139.08 feet on the north line and 143 feet on the south line to a dead line on which it measures 95 feet.

Being the same property conveyed to Robert M. Cross and wife, Dolly B. Cross, by deed from Carl Batson and wife, Bettye H. Batson, of record in Book 3099, page 425, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 3026, page 310; and to the easements and limitations shown on the Map of record in Book 2900, page 67, 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 Thomas C. Holland and wife, Pearl I. Holland

their heirs and assigns, forever.

And we do covenant with the said Thomas C. Holland and wife, Pearl I. Holland 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.

And we, Robert M. Cross and wife, Dolly B. Cross

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Thomas C. Holland and wife, Pearl I. Holland

their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 23rd day of February 1961.

Dolly B. Cross
Dolly B. Cross

Robert M. Cross
Robert M. Cross

STATE OF TENNESSEE,
~~DAURY~~ DAVIDSON COUNTY

Personally appeared before me, ~~William O. Simpkins~~ JAMES H. BREWER. a Notary Public in and for said County and State, the within named Robert M. Cross and wife, Dolly B. Cross

the bargainor 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 23rd day of February, 19 61.

Commission expires ~~August 19, 1964~~ 3-4-1964

James H. Brewer
Notary Public

TENNESSEE TITLE COMPANY

Warranty Deed

From 30027
ROBERT M. CROSS, ET UX

To
THOMAS C. HOLLAND, ET UX

(Murphree Mortgage Company)

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 8 day of JULY A.D. 1960
at 1:48 o'clock P.M. and
Noted in Book 3185 Page 105-8
Recorded in Book ____ Page ____
Recording Fee $2.20
JAMES P. WILSON, Register

Prepared by TENNESSEE TITLE COMPANY NASHVILLE, TENNESSEE
LAWYER TITLE INSURANCE CORPORATION of RICHMOND, VIRGINIA

14285.93

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