BK 3255

WARRANTY DEED

TOM G. COLEMAN, FORM

For and in consideration of the sum of Ten and no/100 * cash in hand paid to the seller by the purchaser the receipt of which is hereby acknowledged and in addition this conveyance is made subject to an indebtedness secured by a written lien of record in Book 2530, page 203 : Book _____, page _____, Register's Office for Davidson County, Tennessee. and other good and valuable considerations ($ 10.00) DOLLARS,

Ahval E. Turner and wife, Myrtle M. Turner

hereinafter called the Seller, has bargained and sold, and by these presents does transfer and convey unto Mr. Noble R. Carroll and wife, Mary Kathleen Carroll

hereinafter called the Buyer, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 6 on the Plan of Sherry Heights Subdivision, as of record in Book 2330, page 41, Register's Office for said County.

Said Lot No. 6 fronts 128 feet on the southerly margin of Old Hickory Boulevard and extends back between lines 183 feet on the westerly line and 270 feet on the easterly line to a dead line in the rear, measuring 155 feet thereon.

Being the same property conveyed to Ahval E. Turner and wife, Myrtle M. Turner by deed from Thomas L. Collie and wife, Margaret Collie of record in Book 3250, page 145, said Register's Office.

This conveyance is made subject to restrictive covenants and easements of record in the Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said BUYER, his heirs, successors, and assigns, forever.

And the Seller covenants with the said Buyer that he is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered. Except as aforesaid in the consideration clause and for the current year's land taxes.

And the Seller covenants and binds himself, his heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Buyer, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

The word "Seller" when used, is meant to include the Grantor or Grantors named in the conveying clause of this deed.

The word "Buyer" when used, is meant to include the Grantee or Grantees named in the conveying clause of this deed.

Whatever gender used shall be construed to mean any gender.

Witness my hand this 26 day of July, 1961.

Ahval E Turner

Myrtle M. Turner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Robert E Smith a Notary Public in and for the State and County aforesaid, personally appeared the within named Ahval E and Myrtle M Turner 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 the 26th day of July, 1961.

Robert E Smith
Notary Public

My commission expires: _____

5211S

WARRANTY DEED

From
Ahval E. Turner and wife,
Myrtle M. Turner

To
Mr. Noble R. Carroll and wife,
Mary Kathleen Carroll

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 7 18)
of AUG A.D. 1961
at 11:31 o'clock
Noted in Book 22 Page 235
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By _____ D.C.

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