K 3256

WARRANTY DEED

For and in consideration of the sum of ten and no/100----------
----------($10.00)----------*DOLLARS*
cash in hand paid by A. B. Gibson and H. B. Liggett, and other good and valuable considerations, receipt of all of which is hereby acknowledged,

we, H. Russell Dorris, Jr. and wife, Billie Jean Dorris
have bargained and sold, and by these presents do transfer and convey unto the said
A. B. Gibson and H.B. Liggett, their
heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being part of an unnumbered tract on the Plan of Hobson's Addition to Edgefield, as of record in book 21, page 72, Register's Office for said County.
Said part of said lot being the southeast corner of Fatherland and South 10th Street and fronts 88-1/3 feet on the east side of South 10th Street and runs back between parallel lines, 155 feet, known as City Number 300.
Being the same real property conveyed to H. Russell Dorris, Jr. by deed from Nina Langham Thompson et al, dated April 15, 1960, filed April 18, 1960, and recorded in book 3066, page 335, 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 A. B. Gibson and H. B. Liggett, their
heirs and assigns, forever.

And we *do covenant with the said* A. B. Gibson and H. B. Liggett
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 prorated and assumed by purchasers.

And we, H. Russell Dorris, Jr. and wife, Billie ~~Jean Dorris~~
do further covenant and bind ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* A. B. Gibson and H. B. Liggett, their
heirs and assigns against the lawful claims of all persons, whomsoever.
Witness our *hand* s *this* 1st *day of* August *, 19*61*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

H. Russell Dorris, Jr.
Billie Jean Dorris

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ... *a Notary Public in and for said County and State,* H. Russell Dorris, Jr. and wife, Billie Jean Dorris
*the within named 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* 3rd *day of* August *, 19*61

Mrs. J. H. Merrill *Notary Public*

Commission expires April 27, 1964

PG 59