K 3256

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $10.00

Ten---------- DOLLARS

cash in hand paid by Granville A. Jones

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,

A. J. Coleman and R. L. Coleman

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No 230 on the unrecorded map of Shepherd Hills, Section 6, in the 10th Civil District of said County, described as follows:
BEGINNING at a point in the northeasterly margin of Twin Hills Drive at the corner of Lots 230 and 231; thence with the line between said lots, northeasterly 294.6 feet to a point in the line of Lot No. 234; thence with the line between Lots 230 and 234, northwesterly 90 feet to a corner of Lot No. 238; thence with the line between Lots 230 and 238, northwesterly 79.9 feet to a corner of Lot No. 229; thence with the line between Lots 229 and 230, southwesterly 306.7 feet to the margin of Twin Hills Drive; thence with the margin of the same, southeasterly 136.05 feet to the point of beginning. Being part of the property conveyed to A. J. Coleman and R. L. Coleman, as to a part of the lot, by deed from Georgia Elizabeth Bird, a widow, of record in Book 2038, page 301, and as to the remainder of the lot to A. J. Coleman, by deed from J. W. Baucom and wife, of record in Book 2041, page 131, 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 GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 7th day of August, 19 61

A. J. Coleman

R. L. Coleman

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Carl C. Diamond, a Notary Public in and for said County and State, the within named A. J. Coleman and R. L. Coleman

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 Madison, Tennessee, this 11th day of August, 19 61

Commission expires April 25, 1964

Carl C. Diamond
Notary Public.

Warranty Deed

FROM

A. J. Coleman and

R. L. Coleman

TO

Granville A. Jones

39935

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record 16 day of AUG A.D. 1961 at 5:36 o'clock P.M.

Noted in Book 4254 Page 379

Recorded in Book Page

Recording Fee

JAMES P. WILSON, Register

By R. Deputy

Del. Fee

Published by TENNESSEE TITLE COMPANY

488

STATE TAX $

PROBATE $ .50

TOTAL $ 5.38

AUG 16 1961

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PG 383