K 3310

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ----------$10.00----------
----------Ten and no/100---------- DOLLARS
and other good and valuable considerations, cash in hand paid by Thomas W. Fisher and wife, Ethel F. Fisher, the receipt of all of which is hereby acknowledged.

We, Donald E. Nichols and wife, Virginia F. Nichols
have bargained and sold, and by these presents do transfer and convey unto the said Thomas W. Fisher and wife, Ethel F. Fisher
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. 83 on the Map of Woodmont Boulevard Section of Marengo Park, of record in Book 1130, page 2, Register's Office for said County.
Said lot fronts 75 feet on the easterly side of Underwood Avenue, now Robin Road, and runs back between lines, 175.3 feet on the northerly line and 175.4 feet on the southerly line, to a dead line in the rear on which it measures 75 feet.
Being the same property conveyed to Donald E. Nichols and wife, Virginia F. Nichols, by deed from L. Sue Hessey, a widow, of record in Book 2495, page 301, said Register's Office.

This conveyance is made subject to restrictions filed for record prior to February 15, 1950, in Book 1113, page 296, 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 W. Fisher and wife, Ethel F. Fisher
their heirs and assigns, forever.

And we do covenant with the said Thomas W. Fisher and wife, Ethel F. Fisher
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, Donald E. Nichols and wife, Virginia F. Nichols
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 W. Fisher and wife, Ethel F. Fisher
their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 15th day of November, 19 61

Donald E. Nichols
Donald E. Nichols

Virginia F. Nichols
Virginia F. Nichols

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