K 3312

WARRANTY DEED

FROM 71314

GORDON T. RATCLIFFE & WIFE,

NANCY B. RATCLIFFE

TO

CORLIE PATTON BUDDER

REGISTER'S OFFICE
OF TENNESSEE,
DAVIDSON COUNTY
Received for record 4 day
of DEC A.D. 1961
at 12:14 o'clock M.
Noted in Book 1400 Page 434
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By

Attorneys Title Company
Titles Guaranteed
Suite 5, Stahlman Bldg.
NASHVILLE, TENN.



WARRANTY DEED — ATTORNEYS TITLE COMPANY

For and in Consideration of the sum of Five ($5.00) ---------- DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and the assumption by Corlie Patton Budder of the balance of an indebtedness in the amount of $18890.63 secured by a deed of trust, on the property herein conveyed, executed by Newel Crouch Harvey and wife, Edna C. Harvey to John W. Murphree, Trustee, of record in Book 2621, page 25, said Register's Office, to secure to Murphree Mortgage Company, the payment of one note dated May 17, 1957, in the original principal amount of $20650.00, payable in monthly installments of $138.90 each, including principal and interest at the rate of [illegible] per annum. By instrument of record in Book 2683, page 561, said Register's Office, the above debt was assigned to the Dime Savings Bank of Williamsburgh.

We, Gordon T. Ratcliffe and wife, Nancy B. Ratcliffe have bargained and sold, and by these presents do transfer and convey unto the said Corlie Patton Budder her 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. 253 on the Plan of Fairlane Park, Section III, as of record in Book 2331, pages 145 and 146, Register's Office for said County, as follows:

Beginning at a point in the west margin of Yorktown Road at the corner of Lots Nos. 253 and 254; thence with the line between said lots, westerly 152.9 feet to a point; thence northerly 103.4 feet to the south margin of Fairlane Drive; thence with the margin of the same, easterly 124 feet to the beginning of a curve; thence around said curve, southeasterly 39.3 feet to the west margin of Yorktown Road; thence with the margin of the same, southerly 75 feet to the point of beginning.

Being the same property conveyed to Gordon T. Ratcliffe and wife, Nancy B. Ratcliffe by deed from Newel Crouch Harvey and wife, Edna C. Harvey, of record in Book 2705, page 410, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 2598, page 491; and also Plan of record in Book 2331, pages 145 and 146, Register's Office for Davidson County, Tennessee.

PG 501