BK 3372

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of

-- Ten Dollars and No/00 ---------- DOLLARS

cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, we Oliver H. Dale and wife, Claudine M. Dale

have bargained and sold, and by these presents do transfer and convey unto the said Paul V. Eggstein and wife, Frances C. Eggstein,

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 31 of Dalemere Subdivision, Section 3 of record in Book 3300, page 6, Register's Office for Davidson County, Tennessee. More particularly described as follows:

Beginning at an iron pin in the southerly margin of Hunters Lane; thence south 84° 04' 10" east 197 feet to a concrete monument; thence around a slight curve to the south having a radious of 25 feet to a concrete monument; thence with the westerly margin of Yoest Drive around a slight curve having a radius of 358.90 feet, 110.4 feet to a concrete monument; thence south 22° 46' 30" west, 99.34 feet to an iron pin; thence north 67° 13' 30" west 185.85 feet to a concrete monument; thence north 5° 55' 50" east 169.92 feet to the point of beginning.

Being part of the property conveyed to Oliver H. Dale by A. B. Dale, Trustee by Deed of Record in Book 2927, page 242, R.O.D.C., Tennessee.

Subject to easements as shown on plan of record in Book 3300, page 6, R.O.D.C., 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 Paul V. Eggstein and wife, Frances C. Eggstein, their heirs and assigns, forever.

And we do covenant with the said Paul V. Eggstein and Frances C. Eggstein 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, Oliver H. Dale and wife, Claudine M. Dale, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Paul V. Eggstein and Frances C. Eggstein, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 16th day of October, 1961

Oliver H. Dale

Claudine M. Dale

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