BK 3402

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For and in consideration of the sum of - - - - - - - - - - - - $10,700.00 - - - - - - - - - - -

- - - - - - - - - - - - TEN THOUSAND SEVEN HUNDRED AND NO/100 - - - - - - - DOLLARS

Cash in hand paid, receipt of which is hereby acknowledged,

We, George Gianikas and wife, Mary Ellen Gianikas,

have bargained and sold, and by these presents do transfer and convey unto the said J. W. Hinkle, Jr. and wife, Earlene H. Hinkle, 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. 135 on the Plan of Dodson Heights Subdivision, of record in Book 2900, page 113, Register's Office for Davidson County, Tennessee.

Said Lot No. 135 fronts 60.0 feet on the southerly side of Baltic Drive and extends back between lines 125.5 feet on the easterly line and 135.4 feet on the westerly line to a dead line in the rear, measuring 60.5 feet thereon.

Being part of the same property conveyed to George Gianikas and wife, Mary Ellen Gianikas, by deed from Miller Kimbrough, Trustee, of record in Book 3286, page 531, 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 J. W. Hinkle, Jr. and wife, Earlene H. Hinkle, their

heirs and assigns, forever.

And we do covenant with the said J. W. Hinkle, Jr. and wife, Earlene H. Hinkle

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, George Gianikas and wife, Mary Ellen Gianikas

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said J. W. Hinkle, Jr. and wife, Earlene H. Hinkle, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 25th day of June, 1962

George Gianikas

Mary Ellen Gianikas

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named George Gianikas and wife, Mary Ellen Gianikas

the 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 office, this 25th day of June, 1962

Commission expires FEB. 4, 1964

Notary Public

WARRANTY DEED

FROM
George Gianikas et ux

TO
J. W. Hinkle, Jr. et ux

KIMBROUGH-PHILLIPS COMPANY

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record 27 day of JUN A.D. 1962 at 11:50 o'clock A M.
Noted in Book 102 Page 381
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By Deputy Reg.



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