K 3405

TENNESSEE TITLE COMPANY

For and in consideration of the sum of Ten Thousand Seven Hundred Fifty and No/100 --------
----------($10,750.00) ----------DOLLARS

cash in hand paid by GEORGE D. SHAW AND WIFE, MAGGIE SHAW

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, ANNE E. BAGGETT AND HUSBAND, S. A. BAGGETT

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:

Being Lot No. 5 on the Map of Glenmeade Subdivision, as of record in Book 974, page 32, Register's Office for said County.
Said Lot No. 5 fronts 50 feet on the westerly side of Glenmeade Drive and runs back 152.3 feet on the northerly line and 155.8 feet on the southerly line, to a dead line in the rear, measuring 50.1 feet thereon.
Being the same property conveyed to Anne E. Baggett by deed from Ludwig Uhlemann and wife, Annie M. Uhlemann, as of record in Book 2489, page 151, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

The 1962 taxes have been prorated and are hereby assumed by the purchasers.

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 17th day of July, 1962

Anne E. Baggett
S.A. Baggett

STATE OF TENNESSEE
DAVIDSON COUNTY

STATE TAX $ 16.13
PROBATE
TOTAL $

Personally appeared before me, A. M. Tenison, a Notary Public in and for said County and State, the within named Anne E. Baggett and husband, S. A. Baggett

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

the bargainor, 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 Nashville, Tennessee, this 17th day of July, 1962.

Commission expires February 1, 1965

Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed

FROM 11222
ANNE E. BAGGETT AND HUSBAND,
S. A. BAGGETT
To
GEORGE D. SHAW AND WIFE,
MAGGIE SHAW

GUARANTY MORTGAGE CO. OF NASHVILLE

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 19 day of JUL 1962 at 12:17 o'clock P.M.
Noted in Book 2822 Page 548
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By

at Richmond, Virginia

$10,750.00

G 285