K 3428

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $12,450.00

Twelve Thousand, Four Hundred Fifty and No/100 DOLLARS

cash in hand paid by Edwin G. Neal and wife, Mary Elizabeth Neal

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, John B. Gibbs and wife, Betty Louise Gibbs

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. 60 on the Plan of Mansker Heights, Section 2, Revised, as of record in Book 3136, page 43, Register's Office for said County, Tennessee, described as follows:

Beginning at a point in the easterly margin of Fannin Drive, the common corner of Lots Nos. 60 and 61; thence easterly with the line between said two lots 291.9 feet to a point; thence southerly 158.7 feet to a point in the northerly margin of Vecchione Drive; thence westerly with the margin of the same 183.6 feet to a monument; thence continuing westerly with the margin of the same 119.03 feet to a monument at the beginning of a curve; thence around said curve in a northwesterly directon 39.27 feet to a monument in the easterly margin of said Fannin Drive; thence northerly with the margin of the same 133.04 feet to the beginning.

BEING part of the property conveyed to John B. Gibbs and wife, Betty Louise Gibbs, by deed from S & S Homebuilders, Inc., a Tennessee Corporation, as of record in Book 3345, page 25, said Register's Office, and by deed of correction from the same, of record in Book 3346, page 598, said Register's Office.

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 thereto, and all interest that we have in 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 1st day of August, 19 62

John B. Gibbs

Betty Louise Gibbs

STATE OF TENNESSEE
DAVIDSON COUNTY

STATE TAX $ 48.67

PROBATE

TOTAL $ 1917

Personally appeared before me, A. M. Tenison, Notary Public in and for said County and State, the within named JOHN B. GIBBS and wife, BETTY LOUISE GIBBS

AUG 8 1962

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

the bargainors, 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 1st day of August, 19 62

Commission expires February 1, 1965

A. M. Tenison
Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed

From 14735

JOHN B. GIBBS AND WIFE,

To

BETTY LOUISE GIBBS

EDWIN G. NEAL AND WIFE,

MARY ELIZABETH NEAL

GUARANTY MORTGAGE CO. OF NASHVILLE

STATE OF TENNESSEE
REGISTER'S OFFICE
DAVIDSON COUNTY

Received for record 8 day of AUG A.D. 1962 at 1:20 o'clock P M.

Recorded in Book 1122 Page 102

Recording Fee $2.00

JAMES B. WILSON, Register

By Jess Summers

#12,450.00

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