K 3459

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $10.00

----------TEN AND NO/100---------- DOLLARS

cash in hand paid by Julia Juanita Allen and Thomas E. Allen, as joint Tenants, with right of surviviorship, vested in the survivor,

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, I ~~we~~, Stanley T. Snodgrass, Trustee,

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. 19 on the Plan of Cumberland Gardens, Section V, as of record in Book 3300, page 37, Register's Office for said County.

Said lot fronts 44.2 feet on the southwesterly side of Salem Mason Drive and runs back 110.2 feet on the northwesterly line and 126.9 feet on the southeasterly line to a dead line in the rear on which it measures 65 feet.

Being part of the property conveyed to Stanley T. Snodgrass, Trustee, with full power, by deed from Ida Flair, as of record in Book 3278, page 195, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 3340, page 125; and to the easements and limitations shown on the Map of record in Book 3300, page 37, Register's Office for said County.

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 26th day of October 1962

STANLEY T. SNODGRASS, TRUSTEE

Stanley T. Snodgrass
Trustee

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [signature], a Notary Public in and for said County and State, the within named Stanley T. Snodgrass, Trustee

the bargainors, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of October, 1962

Commission expires 5-27-64

[signature]
Notary Public

TENNESSEE TITLE COMPANY

Warranty Deed

From
STANLEY T. SNODGRASS, TRUSTEE

To
JULIA JUANITA ALLEN AND THOMAS E. ALLEN

(Mortgage Company)

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
OCT 29 day
at 1:12 o'clock P.M.
Noted in Book 42 Page 513
Recorded in Book Page
Recording Fee $2.20
[signature], Register
Deputy Reg.

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

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