K 3462

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $8,250.00 ----------

Eight Thousand, Two Hundred Fifty and No/100 ---------- DOLLARS

cash in hand paid by W. A. RANDALL MANGRUM AND WIFE, JEANETTE W. MANGRUM

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, JOHN A. WRIGHT AND WIFE, BETTY EVELYN WRIGHT

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:

Land in Davidson County, Tennessee, being the westerly 50 feet of the northerly 170 feet of Block No. 20 on Realty Savings Bank and Trust Company's Revised Plan of the West Extension of Charlotte Park Company's First Addition, as of record in Book 421, page 18, Register's Office for said County.
Said part of Block No. 20 fronts 50 feet on the southerly side of Dakota, formerly Fourth Avenue, and runs back between parallel lines, along the easterly margin of 53rd Avenue North, formerly 12th Street, 170 feet to a dead line.
Being the same property conveyed to John A. Wright and wife, Betty Evelyn Wright by deed from O. F. Wright, as of record in Book 3400, page 33, 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.

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 13th day of November 1962.

John A. Wright
Betty Evelyn Wright

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, A. M. Tenison, a Notary Public in and for said County and State, the within named John A. Wright and wife, Betty Evelyn Wright, the bargainers, 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 13th day of November, 1962.

Commission expires February 1, 1965

A. M. Tenison
Notary Public.

PROBATE $ 1.00
TOTAL $ 1.00
NOV 14 1962
R. E. WORRALL
COUNTY CLERK
DAVIDSON COUNTY, TENN.

TENNESSEE TITLE COMPANY

Warranty Deed

From
JOHN A. WRIGHT AND WIFE,
BETTY EVELYN WRIGHT
To
W. A. RANDALL MANGRUM AND WIFE,
JEANETTE W. MANGRUM

STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 14 day of NOV A.D. 1962 at 12:12 o'clock P.M.
Noted in Book 6-2 Page 2 Cash
Recorded in Book Page
Recording Fee $2.00
Register
Deputy Reg.

13 32031

Of Richmond, Virginia

PG 237