K 3505

Book [illegible] Page 311

REAU E. FOLK, JR., FORM

WARRANTY DEED TTC 198516

For and in consideration of the sum of TEN AND NO/100 ****** DOLLARS ($10.00),
and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

MARGARET V. WHITE, now YARBROUGH,
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto GEORGE SCUTT and wife IVA MAE SCUTT,
hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 9 on the Plan of Burchwood Gardens, Section II, as of record in Book 2961, page 55, Register's Office for said County.

Said lot fronts 80 feet on the north side of Berkshire Drive and runs back between parallel lines, 141 feet to a dead line in the rear which is [illegible] feet.

This part of the property conveyed to Margaret V. White, by deed from Randall Phillips Builders, Inc., as of record in Book 3111, page 311, said Register's Office.

This conveyance is made subject to restrictions of record in Book 3111, page [illegible], 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 Grantee, his heirs, successors and assigns, forever.
And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered except for taxes which have been prorated and assumed by the Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.
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.
In witness whereof, the Grantor has hereunto set his hand on this, the 11th day of February, 1953.

Margaret V. White

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Nola Walker, a Notary Public in and for the State and County aforesaid, personally appeared the within named Margaret V. White Yarbrough, the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 11th day of February, 1953.

Nola Walker
Notary Public

My commission expires: April 16, 1953
hs

WARRANTY DEED
C. R. A. F.
From MARGARET V. WHITE YARBROUGH
To 47335 GEORGE SCUTT and wife.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 14 day of FEB A.D. 1953 at 3:30 o'clock P.M.
Noted in Book 1994 Page 572
Recorded in Book 3111 Page 311
Recording Fee $2.00
Register
Deputy Reg.

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

PG 311