K 3530

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $15,200.00

FIFTEEN THOUSAND, TWO HUNDRED AND NO/100 - DOLLARS

cash in hand paid by Everett Ray Richardson and wife, Ruth F. Richardson

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Herman Johnson and wife, Creig M. Johnson

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 Lot No. 740, on the Plan of Herwitage Hills, Section 7, as of record in Book 3300, page 62, Register's Office for Davidson County, Tennessee.

Said Lot No. 740 fronts 76.14 feet on the northerly margin of Bonnawood Drive, and runs back between lines measuring 152.7 feet on the westerly side 149.1 feet on the easterly side to a dead line in the rear, on which it measures 106.0 feet.

Being a part of the same property conveyed to Herman Johnson by deed from Miller Kimbrough, Trustee, of record in Book 3461, page 135, 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 19th day of March, 1963

Herman Johnson

Creig M. Johnson

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 Herman Johnson and wife, Creig M. Johnson

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 19th day of March, 1963

Commission expires February 1, 1965

A.M. Tenison
Notary Public.

TENNESSEE TITLE COMPANY

REGISTER'S OFFICE
STATE OF TENNESSEE, NASHVILLE
DAVIDSON COUNTY
Received for record the 26 day of MAR A.D. 1963 at 12:12 o'clock P M.
Noted in Book 1491 Page 709
Recorded in Book ____ Page ____
Recording Fee $2.50

Fred D. Williams, Register
By D.D. Walsh, Deputy Register

Warranty Deed

From
Herman Johnson and wife,

To
Creig M. Johnson

Everett Ray Richardson and wife
Ruth F. Richardson

54048

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