K 3535

WARRANTY DEED TTC 130044

REAU E. FOLK, JR., FORM

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,

VIOLET REICH PARRISH and ROBERT EASON REICH, both over 21 years of age, and being the only children and heirs-at-law of Miriam E. Reich, deceased, **hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto** FRANK FUSON, JR. and wife, MARJORY J. FUSON,

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 the westerly 90 feet of Lot No. 88 on the Revised Plan of George W. Blair's Subdivision of Belmont Heights, as of record in Book 332, page 117, Register's Office for said County.

Said part of Lot No. 88 fronts 98 feet on the southerly side of Linden Avenue and runs back between parallel lines, 208 feet more or less on the east line and 209.5 feet more or less on the west line to an alley.

Being the same property conveyed to Miriam E. Reich, a widow, by deed from Jesse G. Brown and wife, of record in Book 3428, page 563, Register's Office for Davidson County, Tennessee. The said Miriam E. Reich has since died being survived by Violet Reich Parrish and Robert Eason Reich, who were all of her children.

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 1963 taxes which have been prorated and assumed by the grantees herein.

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 19th **day of** April **,** 1963

Violet Reich Parrish
Violet Reich Parrish

Robert Eason Reich
Robert Eason Reich

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Nell M. Holland, a Notary Public in and for the State and County aforesaid, personally appeared the within named Violet Reich Parrish and Robert Eason Reich, the bargainor(s), 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 the 19th day of April, 1963.

Nell M. Holland
Notary Public

My commission expires: hs My Commission Expires August 8, 1964

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