K 3536

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of $6,639.22

SIXTY SIX HUNDRED THIRTY NINE AND 22/100---------- **DOLLARS**

OF WHICH SUM, $80.00 HAS BEEN PAID IN CASH BY ROBERT LEWIS GRAVES AND WIFE, CLARA J. GRAVES, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED. AND FOR THE BALANCE IN THE SUM OF $6,559.22 THE GRANTEES ASSUME A LOAN SECURED BY DEED OF TRUST TO EDWARD W. LEE, JR., TRUSTEE, TO SECURE ONE NOTE PAYABLE TO NORTH NASHVILLE MORTGAGE AND REALTY COMPANY IN THE ORIGINAL AMOUNT OF $8,700.00 PAYABLE IN MONTHLY INSTALLMENTS OF $[illegible].44 EACH BEGINNING JULY 1, 1961, AND CONTINUING MONTHLY UNTIL FULLY PAID OF RECORD IN BOOK 3881, PAGE 337, SAID REGISTER'S OFFICE.

WE, ARTHUR W. GIBSON, JR./AND WIFE, BETTY ANN G. GIBSON

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** ROBERT LEWIS GRAVES AND WIFE, CLARA J. GRAVES, 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. [illegible] ON THE MAP OF FAIRFIELD LAND COMPANY'S FIRST SUBDIVISION, OF RECORD IN BOOK 37, PAGE 189, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT FRONTS 50 FEET ON THE NORTHERLY SIDE OF AST [illegible] AVENUE, FORMERLY ASHWORTH AVENUE, AND RUNS BACK BETWEEN PARALLEL LINES, 150 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO ARTHUR W. GIBSON, JR., AND WIFE, BETTY ANN G. GIBSON, BY DEED FROM JOHN W. TAYLOR, JR. ET UX OF RECORD IN BOOK 4220, PAGE 17, 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 said ROBERT LEWIS GRAVES AND WIFE, CLARA J. GRAVES, THEIR **heirs and assigns, forever.**

And WE **do covenant with the said** ROBERT LEWIS GRAVES AND WIFE, CLARA J. GRAVES **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.** EXCEPT AS HEREIN SET FORTH ABOVE.

And WE, ARTHUR W. GIBSON, JR., AND WIFE, BETTY ANN G. GIBSON **do further covenant and bind** OURSELVES, OUR **heirs and representatives, to warrant and forever defend the title to the said land to the said** ROBERT LEWIS GRAVES AND WIFE, CLARA J. GRAVES, THEIR **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness OUR **hands this** 30th **day of** June, **19** 62

Arthur W. Gibson Jr.

Betty B. Gibson

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