BK 3569

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of - - -FIVE THOUSAND FIVE HUNDRED AND NO/100 - - - - - - - - - - - - ($5,500.00) - - - - - - - - - - - - DOLLARS cash in hand paid to us by Martin Vester, Jr., and wife, Joy Ruth Vester, and other good and valuable considerations, the receipt of which is hereby acknowledged and: for the further consideration the purchasers accept, assume and agree to pay an indebtedness due THE EQUITABLE LIFE ASSURANCE SOCIETY OF THE UNITED STATES for a loan made September 17, 1959, in the original amount of Eight Thousand Five Hundred and No/100 ($8,500.00) Dollars payable in monthly installments and secured by a Deed of Trust of record in Book 2984, page 341, Registers Office for Davidson County, Tennessee, - - - - - - - - - - - -

We, Billy J. Seals and wife, Montye Seals, - - - - - - - - - - - - - - - - - - have bargained and sold, and by these presents do transfer and convey unto the said Martin Vester, Jr., and wife, Joy Ruth Vester, 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, in the 11th Civil District, and described according to a survey made by Hal R. Swann, Jr., Surveyor, dated April 25, 1959, as follows:

Beginning at a point 218.78 feet from a marker on the northeast corner of School Pass and Berwick Trail; thence in a northeasterly direction along the margin of School Pass 106 feet to a point; thence north 61° 38' west 200 feet to a point; thence south 26° 23' west 106 feet to a point; thence soth 61° 38' 200 feet to the point of beginning.

Being the same property conveyed to Billy J. Seals and wife, Montye Seals, by deed from Thomas W. Batey and wife, Nancy E. Batey, of record in Book 2960, page 503, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Martin Vester, Jr., and wife, Joy Ruth Vester, their - heirs and assigns, forever.

And we do covenant with the said Martin Vester, Jr., and wife, Joy Ruth Vester, - - - - - - - - - - - - - - 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 shown in the above consideration.

And we, the said Billy J. Seals and wife, Montye Seals, - - - - - - - - do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Martin Vester, Jr., and wife, Joy Ruth Vester, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 21 day of May, 19 63

Billy J. Seals

Montye Seals

We accept and assume the balance of the indebtedness shown above.

Witness:

B J Seals

B J Seals

x Martin Vester Jr.

x Joy Ruth Vester

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