BK 3570

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $10.00

TEN AND NO/100---------- DOLLARS

cash in hand paid by Leo R. Lanich and wife, Hester R. Lanich

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, I, we, ANDREW EWING, TRUSTEE, pursuant to the power and authority vested in me by deed of record in Book 3375, page 108, Register's Office, Davidson County, Tennessee,

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:

Lot No. 248 on the Plan of Section I, Bordeaux Gardens, of record in Book 3300, page 91, Register's Office for said County.

Said Lot No. 248 fronts 57 feet on the east side of Crowe Drive and extends back 122.53 feet on the north line and 122.6 feet on the south line to a dead-line in the rear on which it measures 57 feet.

Being part of the property that was conveyed to ANDREW EWING, TRUSTEE, aforesaid, by deed from E. O. Chappell and wife, of record in Book 3375, page 108, said Register's Office.

Said property is conveyed subject to restrictive covenants of record in Book 3465, page 403, said Register's Office, and to easements, set-back lines and other provisions of the Plan of record in Book 3300, page 91, said Register's Office, to which reference is here made.

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 unincumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Wherever 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 15th day of January, 1963

Andrew Ewing, Trustee

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Betty Poage, a Notary Public in and for the County and State, the within named Andrew Ewing, Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, this 15th day of January, 1963.

Commission expires October 26, 1963

Betty Poage
Notary Public

Published by

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 16 day of MAY 1963 at 9:56 o'clock A.M.
Noted in Book 3570 Page 532
Recording Fee $2.00
Register
Deputy Reg.

ANDREW EWING, TRUSTEE

To

LEO R. LANICH AND WIFE, HESTER R. LANICH

(Murphree Mortgage Company)

65903

($11,150.00)

STATE TAX $ 1.67
PROBATE
TOTAL $ 1.72

MAY 16 1963

R. E. WERRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TN.

PG 533