K 3572

For and in consideration of the sum of Twenty Two Thousand Five Hundred and No/100---------- ($22,500.00)---------- DOLLARS

cash in hand paid by James L. Raney and wife, Zella [illegible] Raney

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, R. R. Griffin and wife, Thelma V. Griffin

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. 16 on the Map of Harpeth Acres, Section 1, as of record in Book 1424, page 140, Register's Office for said County, and described as follows:

BEGINNING at a point in the westerly margin of Granny White Pike, the common corner of Lots No. 15 and 16; thence with the line between said lots, westerly 275 feet to the east line of Lot 17; thence with the line between Lots No. 17 and 16, southerly 159 feet to the north margin of Tyne Boulevard; thence with the margin of the same, easterly 250.1 feet to the beginning of a curve; thence around said curve, northeasterly, 39.2 feet to the west margin of Granny White Pike; thence with the margin of the said Pike, northerly 134.1 feet to the beginning.

Being the same property conveyed to R. R. Griffin and wife, Thelma V. Griffin, by deed from Walker Homes Company, Inc., of record in Book 1877, page 620, 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 unincumbered, 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, whatsoever.

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 12th day of June, 1963.

R. R. Griffin

Thelma V. Griffin

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 R. R. Griffin and wife, Thelma V. Griffin

the bargainers 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 12th day of June, 1963.

My Commission Expires February 1, 1965

Notary Public.

TENNESSEE TITLE COMPANY

TENNESSEE TITLE CO.

This Title Insurance Co. [illegible]

STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record the 12th day of June 1963 at 1:15 P.M. and recorded in Book 3522 page 491

Warranty Deed

From

R. R. GRIFFIN AND WIFE, THELMA V. GRIFFIN

To

JAMES L. RANEY & WIFE, ZELLA [illegible] RANEY

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