BK 3576

WARRANTY DEED TTC-161992

PAUL 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,

T. W. FRIERSON and wife, BLANCHE FRIERSON,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JOSEPH H. FRAZIER and wife, NADINE W. FRAZIER,

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 Lot No. 60 on the Plan of Horton Heights, Section X, of record in Book 2133, page 32, Register's Office for said County, and described as follows:

Beginning at a concrete monument in the northeasterly margin of Hillwood Boulevard near the intersection of Fleetwood Drive; thence with the margin of Hillwood Boulevard, northwesterly 104 feet to a point; thence northeasterly 157.2 feet to a corner of Lot marked "Reserved" thence along the line of said Reserved Lot, southeasterly 141.7 feet to the margin of Fleetwood Drive; thence with the margin of the same, southwesterly 126 feet to the beginning of a curve; thence around said curve in a westerly direction 39.3 feet to the point of beginning.

Being the same property conveyed to T. W. Frierson and wife, Blanche Frierson, by deed from Jordan Stokes, III, Trustee, of record in Book 3533, page 1, said Register's Office.

This conveyance is made subject to restrictions of record in Book 2135, page 118, 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 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.

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 1st day of July, 1963

Blanche Frierson

T. W. Frierson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Helen D. Scott, a Notary Public in and for the State and County aforesaid, personally appeared the within named T. W. Frierson and wife, Blanche Frierson, 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 1st day of July, 1963

Helen D. Scott
Notary Public

My commission expires: March 4, 1967

WARRANTY DEED
CB&F
From
T. W. FRIERSON ET UX
To
JOSEPH H. FRAZIER ET UX

[redacted]

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 15 day of JUL A.D. 1963 at 2:46 o'clock P.M. and recorded in Book 05 Page 234
Recording Fee $ 2.00
Ed J. Hilton, Register
By Irene Kinsley Deputy Reg.

PAUL E. FOLK, JR., ATTY.

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