K 3576

WARRANTY DEED **ATTORNEYS TITLE COMPANY**

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. _____
SEND TAX NOTICES TO: _____
ADDRESS: _____

For and in Consideration of the sum of 10.00
---------- TEN AND NO/100---------- DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged. This conveyance is made subject to the unpaid balance of Deed of Trust to secure First Federal Savings and Loan Assn. of record in Book 2762, Page 537, said Register's Office for said County.

We, Paul E. Rucker and wife, Betty J. Rucker

have bargained and sold, and by these presents do transfer and convey unto the said Beatrice E. Weston

her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 238 on the Plan of a revised part of Trevecca Subdivision of Kenraw, as of record in Book 421, Page 109, Register's Office for said County.

Said Lot No. 238 fronts 50 feet on the westerly side of Emmett Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Paul E. Rucker and wife, Betty J. Rucker, by deed from Stanley E. Ellis and wife, Katherine E. Ellis, of record in Book 2745, Page 55, 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 Beatrice E. Weston

her heirs and assigns, forever.

And I, do covenant with the said Beatrice E. Weston

that she is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And we, Paul E. Rucker and wife, Betty J. Rucker

do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Beatrice E. Weston

her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 3rd day of July, 19 63

Paul E. Rucker

Betty J. Rucker

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