BK 3578

Book 3578 Page 321

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $10.00

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

cash in hand paid by GEORGE NELSON LAWRENCE, JR., AND WIFE, GLADYS HOARD LAWRENCE

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, ELMO STANLEY TEARS AND WIFE, ANNIE MAI TEARS,

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:

Being the north 55 feet of the south 220 feet of the westerly half of Lot No. 62, O.B. Hayes Plan of Large Lots, called Rokeby, as of record in Book 21, page 87, Register's Office for said County.
Said part of said lot fronts 55 feet on the easterly side of 15th Avenue South, formerly Washington Street, and runs back between parallel lines, 150 feet to an alley.
Being the same property conveyed to Elmo Stanley Tears and wife, Annie Mai Tears, by deed from T.A. Clark, et al, as of record in Book 2689, page 189, 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 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 unencumbered, 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, whomsoever.

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 22nd day of July 1963

Annie Mai Tears
Annie Mai Tears

Elmo Stanley Tears
Elmo Stanley Tears

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, John C. Jeffords, Jr., a Notary Public in and for said County and State, the within named Elmo Stanley Tears and wife, Annie Mai Tears, the bargainors, 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 22nd day of July 1963.

STATE TAX $ 1.65
PROBATE
TOTAL $ 1.65

JUL 23 1963
R. E. WORRAL
COUNTY COURT CLERK
DAVIDSON COUNTY TN

Commission expires March 22, 1965

John C. Jeffords, Jr.
Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed

G-1623752-1mo

From 75405

ELMO STANLEY TEARS, ET UX.

To

GEORGE NELSON LAWRENCE, JR., ET UX.

STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record the 23 day of JUL A.D. 1963 at 3:11 o'clock P.M.
Noted in Book 3578 Page 59
Recorded in Book Page
Recording Fee $ 2.00

Register
By Deputy Reg.

Published by
TENNESSEE TITLE COMPANY

LITHO IN U.S.A. BY BRANDON CO. INC.

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