BK 3611

WARRANTY DEED ATC 105362

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,

OWEN L. FRISBY and wife, HAZEL L. FRISBY,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

EVANS C. PENNINGTON and wife, LOUISE C. PENNINGTON,

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. 91 on the Plan of Richland Meadows, Section 2, of record in Book 2083, page 72, Register's Office for said County.

Said Lot No. 91 fronts 70.9 feet on the southerly side of Ron Air Circle and extends back 175.6 feet on the westerly line and 176.7 feet on the easterly line to a dead line, measuring 95 feet thereon.

Being the same property conveyed to Owen L. Frisby and wife, Hazel L. Frisby, by deed from William Dombrosky and wife, Faith Y. Dombrosky, of record in Book 2436, page 34, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 2152, page 121, said Register's Office and an additional restriction in Book 2195, page 255, 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 1962 taxes which have been prorated and assumed by the Buyers.

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 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.

In witness whereof, the Grantor has hereunto set his hand on this, the 1st day of August, 1962.

Hazel L. Frisby

Owen L. Frisby

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Owen L. Frisby and wife, Hazel L. Frisby, 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 August, 1962.

Reau E. Folk, Jr.
Notary Public

My commission expires: July 26, 1966

hs

REAU E. FOLK, JR., ATTY.
NASHVILLE, TENNESSEE

Mr. Reau Folk

STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 1st day of August A.D. 1962 at 1:32 o'clock P.M.
Recorded in Book 1146 Page 152
Recording Fee $ 2.00
Register

WARRANTY DEED
CB&F
From
OWEN L. FRISBY and wife,
To
EVANS C. PENNINGTON and wife,
77886

PG 414