K 3616

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $14,291.00

FOURTEEN THOUSAND, TWO HUNDRED, NINETY ONE AND NO/100 - - - - - - - - - - DOLLARS

cash in hand paid by Adrian Pace and wife, Maxie L. Pace

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, M.T. Melvin and wife, Mary T. Melvin

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. 75 on the Plan of Hermitage Estates, as of record in Book 3300, pages 70 and 71, Register's Office for said County.

Said lot fronts 76 feet on the northwesterly side of Terry Lane and runs back 159.1 feet on the southwesterly line and 166.5 feet on the northeasterly line to a dead line in the rear on which it measures 96 feet.

Being part of the property conveyed to M.T. Melvin, by deed from A.H. Johnson, Trustee, as of record in Book 3530, page 279, 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 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 26th day of August, 19 63

Mary T. Melvin

M T Melvin

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, W J Melvin, a Notary Public in and for said County and State, the within named M.T. Melvin and wife, Mary T. Melvin

the bargainor, 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 26th day of August, 19 63

Commission expires 23 July 1966

W J Melvin
Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed

From
M.T. Melvin and wife,
to
Mary T. Melvin

To
Adrian Pace and wife,
Maxie L. Pace

GUARANTY TITLE CO. OF [illegible]

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

Received for Record the 4th day of SEP A.D. 1963 at 12:36 o'clock P.M.
Noted in Book 106 Page 774
Recorded in Book [illegible] Page [illegible]
Recording Fee $ 2.00
[illegible] Register, Deputy

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