K 3619

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. 12D-31015

For and in consideration of the sum of TEN AND ----------00/100 ($10.00) ---------- DOLLARS

cash in hand paid by the grantees herein, Harry G. Ganstine and wife, Elvira M. Ganstine, and other good and valuable considerations, the receipt of which is hereby acknowledged;

We, Lee A. Gray and wife, Louise Gray have bargained and sold, and by these presents do transfer and convey unto the said Harry G. Ganstine and wife, Elvira M. Ganstine, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 3 on the Map showing the Resubdivision of part of Maplewood Heights, as of record in Book 2854, page 13, Register's Office for said County.
Said Lot No. 3 fronts 70 feet on the easterly side of Edwards Avenue and runs back between parallel lines 300 feet to a dead line.
Being the same property conveyed to Lee A. Gray and wife, Louise Gray, by deed from Stephen R. Sefsik and wife, Sallye A. Sefsik, of record in Book 3104, page 403, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 2862, page 396, said Register's Office.

This tract is improved and shown on tax records as:
4110 Edwards Avenue, Nashville, 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 Harry G. Ganstine and wife, Elvira M. Ganstine, their heirs and assigns, forever.

And we do covenant with the said Harry G. Ganstine and wife, Elvira M. Ganstine, 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.

And we, Lee A. Gray and wife, Louise Gray, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Harry G. Ganstine and wife, Elvira M. Ganstine, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 20th day of September, 1963

Lee A. Gray

Louise Gray

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