BK 3643

For and in consideration of the sum of ----------Ten and No/100 ($10.00)----------DOLLARS cash in hand paid by John A. Giansante and wife, Lillian K. Giansante

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, L. E. Gupton and wife, Florence B. Gupton

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. 1 on the Plan of Berrywood, as of record in Book 1835, page 24, Register's Office for said County.

Said lot fronts 78 feet on the westerly side of Bransford Avenue and runs back 150 feet on the north line and 150.4 feet on the south line to a dead line measuring 91.8 feet thereon. This property is improved and known as 2729 Bransford Avenue, Nashville, Tennessee. Send tax statements to First Federal Savings, Union at 4th Ave.,No.,Nashville 3, Tennessee.

Being the same property conveyed to L. E. Gupton and wife, Florence B. Gupton, by deed from Martha Ann Mitchell Ratterman, as of record in Book 3433, page 375, 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 October, 1963

L. E. Gupton

Florence B. Gupton

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named L. E. Gupton and wife, Florence B. Gupton

STATE TAX $ 18.45
PROBATE
TOTAL $ 18.95

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 October, 19 63

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

Notary Public.

My Commission expires APR 12 1965

TENNESSEE TITLE COMPANY

Warranty Deed

From
L. E. GUPTON AND WIFE,
To
FLORENCE B. GUPTON
JOHN A. GIANSANTE AND WIFE,
LILLIAN K. GIANSANTE

93082

Prepared by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

Zone Office
TITLE INSURANCE CORPORATION

STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record the [illegible] day of [illegible] A.D. 19[illegible] at [illegible] o'clock [illegible] M. and duly recorded in Book [illegible] Page [illegible]
Recording Fee [illegible]

[illegible], Register

12,300.00

PG 583