K 3704

WARRANTY DEED ATTORNEYS TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. 11D 52420
SEND TAX NOTICES TO: FIDELITY FEDERAL SAV. & LOAN ASSN.
ADDRESS: 401 UNION STREET, NASHVILLE

For and in Consideration of the sum of $10.00
TEN AND NO/100---------- DOLLARS

CASH IN HAND PAID BY THE GRANTEES HEREIN, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, AND FOR THE FUTHER CONSIDERATION THAT THE GRANTEES ASSUME AND AGREE TO PAY THE REMAINING UNPAID BALANCE OF A NOTE OWING TO FIDELITY FEDERAL SAVINGS & LOAN ASSOCIATION OF RECORD IN BOOK 3274, PAGE 557, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

WE, R. R. MINCY AND R. E. MINCY

have bargained and sold, and by these presents do transfer and convey unto the said GRADY R. KEITH AND WIFE, LOU PEARL KEITH, THEIR heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

LAND IN THE 11TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING A PART OF LOT NO. 1, BLOCK "L" ON THE PLAN OF WOODLAWN ESTATES, OF RECORD IN BOOK 843, PAGE 82, REGISTER'S OFFICE FOR SAID COUNTY, AND DESCRIBED IN THREE SEPARATE TRACTS BY WILLIAM C. PARRISH, SURVEYOR, AS FOLLOWS:

TRACT NO. 2: BEGINNING AT THE NORTHEAST CORNER OF TRACT NO. 1 AT THE MARGIN OF DULING AVENUE; THENCE SOUTH 86 DEG. 11' EAST 58.8 FEET TO AN IRON STAKE; THENCE SOUTH 3 DEG. 45' WEST 225 FEET TO AN IRON STAKE; THENCE NORTH 86 DEG. 13' WEST 58.8 FEET TO AN IRON STAKE; THENCE NORTH 3 DEG. 45' EAST 225 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO R. R. MINCY AND R. E. MINCY BY DEED FROM ALVIN LEON SUTTON AND WIFE, CHARLOTTE SUTTON, OF RECORD IN BOOK 3676, PAGE 101, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS TRACT IS	IMPROVED AND SHOWN ON TAX RECORDS AS:		
300	DULING AVENUE	MADISON	TENNESSEE
No.	Street	City	State

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRADY R. KEITH AND WIFE, LOU PEARL KEITH THEIR heirs and assigns, forever.

And WE do covenant with the said GRADY R. KEITH AND WIFE, LOU PEARL KEITH 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. EXCEPT AS HEREIN SET FORTH ABOVE.

And WE, R. R. MINCY AND R. E. MINCY do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to the said land to the said GRADY R. KEITH AND WIFE, LOU PEARL KEITH, THEIR heirs and assigns against the lawful claims of all persons, whomsoever.

Witness OUR hands this 13TH day of MARCH, 19 64

R. R. Mincy
R. E. Mincy

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