BOOK 3913 PAGE 801

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Charles B. Dyche	Charles B. Dyche	30-61430
(NAME)	(NAME)	MAP 84-08
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PAR. 1
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	MS

For and in Consideration of the sum of Twenty-eight Thousand and No/100 ---------- ($28,000.00) ----------*DOLLARS*

cash in hand paid by Charles B. Dyche and wife, Emma Jo N. Dyche, the receipt of which is hereby acknowledged,

We, E. Clyde Archer and wife, Rena Archer,

have bargained and sold, and by these presents do transfer and convey unto the said Charles B. Dyche and wife, Emma Jo N. Dyche, 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. 15 on the Plan of Sunny Acres, Section Two, as of record in book 2663. page 39, Register's Office for said County.
Said lot No. 15 fronts 135 feet on the northerly side of Windemere Drive and extends back between parallel lines 299.7 feet to a dead line.
Being the same real property conveyed to E. Clyde Archer and wife, Rena Archer, by deed from J. D. Wright and wife, of record in book 3000, page 327, said Register's Office.

This conveyance is made subject to a 10-foot easement for public utilities along the rear line of premises, 125-foot building setback line from Windemere Drive, and conditions of owners certificate, as shown on plan of record in book 2663, page 39, Register's Office for Davidson County, Tennessee, and to restrictive covenants contained in an instrument of record in book 2736, page 124, Register's Office for said County.

This Instrument Was Prepared By
Phillip Saindon
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

unimproved ( )
This is improved (X) property, known as ..... (House Number) ..... (Street) ..... P. O. Address ..... (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Charles B. Dyche and wife, Emma Jo N. Dyche, their *heirs and assigns, forever.*

And we *do covenant with the said* Charles B. Dyche and wife, Emma Jo N. Dyche *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 for taxes for the year 1965 which are prorated and assumed by grantees.

And we, E. Clyde Archer and wife, Rena Archer *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Charles B. Dyche and wife, Emma Jo N. Dyche, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 16th *day of* July, *1965, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

E. Clyde Archer
Rena Archer

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... *a Notary Public in and for said County and State,* E. Clyde Archer and wife, Rena Archer, ...

the within named 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, *this* 16 *day of* July, 1965

Commission expires July 2, 1967 ..... *Notary Public*

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

..... *Notary Public*

Commission expires .....

WARRANTY DEED

FROM

E. Clyde Archer, et ux

TO

Charles B. Dyche, et ux

STATE TAX $ 1.25
PROBATE .50
TOTAL $ 1.75

JUL 20 1965

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

PAID JUL 20 1965

89393

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY
TENNESSEE

JUL 20 10 55
112.75
2.50

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Title Company
Division of
Insurance Company

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