K 1472

WARRANTY DEED — Published by Tennessee Title Company

For and in consideration of the sum of $ SEVEN THOUSAND SEVEN HUNDRED AND SEVENTY FIVE AND NO/100 ($7775.00) DOLLARS

Of which EIGHT HUNDRED AND SEVENTY FIVE ($875.00) DOLLARS has been paid in cash by Hubert F. Dowdy and wife, Carolyn C. Dowdy, receipt of which is hereby acknowledged. And for the remainder the said Hubert F. Dowdy and wife, Carolyn C. Dowdy, have assumed and agreed to pay an indebtedness in the sum of SIXTY NINE HUNDRED ($6900.00) DOLLARS; Said indebtedness being a mortgage note executed by Stack Homes, Incorporated, in said sum which is secured by a Deed of Trust, of even date recorded in Book 1477, Page 493, Registers Office of Davidson County, Tennessee.

Stack Homes, Incorporated, a Tennessee Corporation ~~has~~ bargained and sold, and by these presents do transfer and convey unto the said Hubert F. Dowdy and wife, Carolyn C. Dowdy their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the northerly part of Lot No. 12 on the Plan of Wrenwood, as of record in Book 1130, page 55, Register's Office for said County, and described as follows:

Beginning at a point in the easterly margin of Pilcher Place, 9 feet north of the common corner of Lots Nos. 11 and 12; thence northerly along the easterly margin of Pilcher Place, 58.8 feet to a point at the beginning of a curve; thence around said curve, north-easterly 38.2 feet to the south margin of Nebraska Avenue; thence along the margin of said Avenue, easterly 43 feet to a point, the common corner of Lots Nos. 12 and 13; thence with the line between said lots, southerly 107 feet to a point; thence westerly 89 feet more or less to the beginning.

Being part of the property conveyed to Stack Homes, Inc., by deed from T.W. Wrenne, Trustee, of record in Book 1417, page 342, said Register's Office.

This conveyance is subject to all restrictive covenants, easements and building lines as are applicable to the property above described.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Hubert F. Dowdy and wife, Carolyn C. Dowdy their heirs and assigns, forever.

And it does ~~do~~ covenant with the said Hubert F. Dowdy and wife, Carolyn C. Dowdy that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered. Except as above stated and taxes for 1947 which have been pro-rated and assumed by the grantees.

And it does ~~do~~ further covenant and bind itself, its successors and ~~successors and~~ representatives, to warrant and forever defend the title to the said land to the said Hubert F. Dowdy and wife, Carolyn C. Dowdy their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hands 16th day of April, 1947.

Attest: L. P. Stack, Secretary

Stack Homes, Incorporated
By S. B. Stack, President

STATE OF TENNESSEE
Davidson County



...ly appeared before me, ..., a Notary Public in and for ... within named ..., with whom I am personally acquainted, and who acknowledged that ... executed the within instrument for the purposes therein contained. Witness my hand and official seal at ..., Tennessee, this ... day of ..., 194...

My commission expires ...

Notary Public

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