K 1585

For and in consideration of the sum of $ Ten and No/100---------- DOLLARS

----------($10.00)----------

cash to me paid by C. W. Hows and wife, Temple G. Hows, receipt of which is hereby acknowledged,

I, Louise V. Stephens, a single woman of legal age,

have bargained and sold, and by these presents do transfer and convey unto the said C. W. Hows and wife, Temple G. Hows, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being land in the Ninth, formerly the 14th, Civil District of said County and being the westerly half of a 20-acre tract formerly owned by J. C. Hows & C. W. Hows, jointly and described according to a survey made by S. W. Hutchison, as follows:

Beginning at an elm on the north margin of Buffalo Creek Road, said elm being in the east margin of John Lovell property, and running thence with the northern margin of said Road North 74¼ degs. East 10⅔ poles to a small elm tree; thence North 12 degs. West, surface measure, 130⅔ poles, more or less, to the original C. D. Elkins' south boundary line at a planted stone with a small hickory pointer; thence South 88¾ degs. West 13.30 poles to the East boundary of the Jess Lovell Place at 2 chestnuts; thence South 6½ degs. West 1⅔ poles with Lovell's east line to a chestnut stump; thence South 13 degrees East with Lovell's line 123.75 poles to the beginning, containing ten acres, more or less.

Being a part of the same property conveyed to Louise V. Stephens by deed from J. C. Hows et al., of record in book , page , Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said C. W. Hows and wife, Temple G. Hows, their heirs and assigns, forever.

And I do covenant with the said C. W. Hows and wife, Temple G. Hows, that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Louise V. Stephens, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said C. W. Hows and wife, Temple G. Hows, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 14th day of May 1948.

Louise V. Stephens

STATE OF TENNESSEE
Davidson County

Personally appeared before me, F. R. Pegram, a Notary Public in and for said County and State, the within named Louise V. Stephens, a single woman of legal age, the bargainor with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 22nd day of May 1948.

My Commission Expires 8-1952. F. R. Pegram
Notary Public

24785

WARRANTY DEED

FROM Louise V. Stephens

TO C. W. Hows et ux. Temple G. Hows

REGISTER'S OFFICE STATE OF TENNESSEE DAVIDSON COUNTY

G 457