K 1715

DEED

FROM 53373

E. I. DU PONT DE NEMOURS AND COMPANY

TO

JOE D. FLEMING AND ALMA I. FLEMING

DATED:

REGISTER'S OFFICE
STATE OF TENNESSEE)
DAVIDSON COUNTY)
Received for record this 29 day of APR 1949 at 12:57 o'clock P. M. and recorded in Book 2267 page 206
FELIX WILSON, Register
By ..... Dpt. Reg.

FOR AND IN CONSIDERATION of the sum of THREE HUNDRED SEVENTY-FIVE- - - - - - - - - - - - - - - - DOLLARS ($375.00), receipt whereof is hereby acknowledged, E. I. du PONT de NEMOURS and COMPANY, a Delaware corporation, GRANTOR, has bargained and sold and by these presents does transfer and convey unto JOE D. FLEMING and ALMA I. FLEMING, his wife, GRANTEE(S), ~~his~~ (their) heirs and assigns, that certain tract or parcel of land in the Fourth Civil District of Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 52, Section E, Village of Old Hickory, Fourth Civil District, Davidson County, Tennessee, as shown on revised plan recorded December 30, 1948 in Book 1424, Page 87, in Register's Office for Davidson County, Tennessee; fronting 80 feet on Overton Street, containing 0.70 acres, more or less;

SUBJECT to and/or reserving five (5) special easements, one (1) 11.5 feet wide for sewer, water, and electric and/or telephone cable, two (2) five (5) feet wide each for water, one (1) five (5) feet wide for sewer and one (1) twelve (12) feet wide, more or less for water, fire hydrant and electric and/or telephone cable; and all rights in connection with said easements, including the ingress and egress over the property herein conveyed for servicing easements, are expressly reserved to the Grantor. If special easements are abandoned for the purpose to which the same have been dedicated, all rights thereunder will terminate and such special easements may not be reused for a different or dissimilar purpose. All as shown on said recorded plan, which is made a part of this description by reference thereto.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said GRANTEE(S), ~~his~~ (their) heirs and assigns, forever.

AND GRANTOR does hereby covenant with the said GRANTEE(S) that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered.

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