K 1977

OK Horace Brandt

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 20,000.00, Twenty Thousand and No/100 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - DOLLARS cash in hand paid by the Davidson County Board of Education, the receipt of which is hereby acknowledged,

We, J. C. Higgs and wife, Monetta Higgs,

have bargained and sold, and by these presents do transfer and convey unto the said Davidson County Board of Education, its successors and assigns, ~~heirs and assigns~~, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lots Nos. 3 and 4 on the unrecorded map of the property of D. M. Layne, deceased, described according to a survey made by John Wilkes, Civil Engineer, March 8, 1930, as follows:

Beginning at a point in the westerly margin of Melrose Avenue, at the corner of lots Nos. 2 and 3 on said unrecorded map; thence south 16° 39' east 264 feet; thence south 72° 44' west 740 feet to the easterly margin of a proposed street; thence north 16° 30' west 200 feet; thence north 68° 05' east 738 feet to the beginning.

Being the same property conveyed to J. C. Higgs and wife, Monetta Higgs, by deed from George W. Shelton, et al., of record in Book 1092, page 318, 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 Davidson County Board of Education, its successors and assigns, forever. ~~heirs and assigns, forever.~~

And we do covenant with the said J. C. Higgs and wife, Monetta Higgs, 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.

And we, J. C. Higgs and wife, Monetta Higgs, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Davidson County Board of Education, its successors ~~heirs~~ and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 7 day of ~~February~~ March, 1951.

J. C. Higgs

Monetta Higgs

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Guy A. Drone, a Notary Public in and for said County and State, the within named J. C. Higgs and wife, Monetta Higgs, the bargainors, 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, Tennessee, this 7th day of ~~February~~ March, 1951.

Commission expires Jan 8-1953

Guy A. Drone
Notary Public

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

Zone Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia

HERSEY 5M 7-49

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record the 19th day of April 1951 at 1:31 P.M. and recorded in Book 1977 page 436
Fee 2.00
By J. A. Echols Deputy Register

WARRANTY DEED

FROM
J. C. HIGGS ET UX

TO
DAVIDSON COUNTY BOARD OF EDUCATION

398729

G 436