K 2042

For and in consideration of the sum of $10.00

Ten and no/100 - - - - - - DOLLARS cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the further consideration that T. H. Hudgins assumes and agrees to pay the balance of $2,196.49 due on a deed of trust executed by Paul M. McDowell and wife, Odean McDowell, to Albert H. Thomas, Trustee, of record in Book 1400, page 81, Register's Office for Davidson County, Tennessee;

we, Paul M. McDowell and wife, Odean McDowell, have bargained and sold, and by these presents do transfer and convey unto the said T. H. Hudgins his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being the easterly 67 feet of Lot No. 1 of Block 1, on the plan of Charlotte Park Company's Second Addition, as of record in Book 57, pages 160 and 161, Register's Office for said County.

Said part of lot No. 1 fronts 67 feet on the southerly side of Charlotte Pike and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Paul M. McDowell and wife, Odean McDowell, by deed from Ernest H. Longworth and wife, of record in Book 1416, page 350, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said T. H. Hudgins his heirs and assigns, forever.

And we do covenant with the said T. H. Hudgins 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 as stated above and 1952 taxes which have been prorated and assumed by the grantee.

And we, Paul M. McDowell and wife, Odean McDowell do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said T. H. Hudgins his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 5th day of April, 19 52

x Paul M. McDowell

x Odean McDowell

Illinois
STATE OF TENNESSEE
Davidson County

Personally appeared before me, Richard Dale Kelly, a Notary Public in and for said County and State, the within named Paul M. McDowell and wife, Odean McDowell

the 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 office, this 5th day of April, 19 52

Commission expires Dec 1954

Richard Dale Kelly
Notary Public

WARRANTY DEED

FROM Paul M. McDowell et ux

64774

TO T. H. Hudgins

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 9 day of APR 1952 at 12:51 o'clock P.M.
Noted in Book 17 Page 109
Recorded in Book Page
Recording Fee $ 7.00
JAMES P. WILSON, Register
By Dpt. Reg.

G 183