2043

13,900 00

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of $10.00

---TEN AND NO/100--- DOLLARS

Cash paid by S. Matthew Lynch and Wife, Maude P. Lynch, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Crawford W. Adams and Wife, Barbara S. Adams

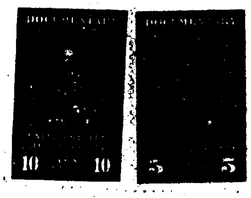
have bargained and sold, and by these presents do transfer and convey unto the said S. Matthew Lynch and Wife, Maude P. Lynch

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 6 of Block "A" on the Map of the Re-Subdivision of Sunnymeade, as of record in Book 974, Pages 56 and 57, Register's Office for Davidson County, Tennessee.
Said Lot No. 6 fronts 60 feet on the southerly side of Sunnymeade Avenue, and runs back between parallel lines 140 feet to a dead line.
Being the same property conveyed to Crawford W. Adams and Wife, Barbara S. Adams, by deed from J. H. Crowder and Wife, Lillie M. Crowder, of record in Book 1516, Page 301, Register's Office for Davidson County, Tennessee.

Property conveyed subject to Restrictive Covenants of record in Book 1066, Page 225, Register's Office for Davidson County, Tennessee, as amended in Book 1066, Page 511 and re-recorded in Book 1108, Page 689, Register's Office for Davidson County, Tennessee, and restrictions in Book 1126, Page 414, Register's Office for Davidson County, Tennessee,

The Plan of record in Book 974, Pages 56 and 57, Register's Office for Davidson County, Tennessee, shows a 4-foot easement along the rear of the lot for public utilities.



To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said S. Matthew Lynch and Wife, Maude P. Lynch

their heirs and assigns, forever.

And we do covenant with the said S. Matthew Lynch and Wife, Maude P. Lynch

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 1952 Taxes which have been pro-rated and Purchaser will pay when due.

And We, Crawford W. Adams and Wife, Barbara S. Adams

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said S. Matthew Lynch and Wife, Maude P. Lynch

their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 16th day of April, 19 52

Crawford W. Adams

Barbara S. Adams

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