K 2096

For and in consideration of the sum of - - - - - - - - $8500.00 - - - - - - - -

- - - - - - Eight Thousand Five Hundred and No/100 - - - - DOLLARS

Cash in hand paid by William J. McAnn and wife, Elva C. McAnn, the receipt of which is hereby acknowledged,

We, Thomas K. Kuykendall and wife, Willie W. Kuykendall

have bargained and sold, and by these presents do transfer and convey unto the said William J. McAnn and wife, Elva C. McAnn, their

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 Lot No. 33 of Section "B" on the Plan of E. I. Du Pont de Nemours and Company's Subdivision, as of record in Book 1424, page 67, Register's Office for said County.

Said lot No. 33 fronts 56 feet on the easterly side of Birdsall Stree and extends back between parallel lines 80.3 feet to a dead line.

Being the same property conveyed to Thomas K. Kuykendall and wife, Willie W. Kuykendall by deed from Herbert J. Clark and wife, of record in Book 2011, page 267, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and set back lines as are applicable to the property above described.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William J. McAnn and wife, Elva C. McAnn, their heirs and assigns, forever.

And we do covenant with the said William J. McAnn and wife, Elva C. McAnn 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 taxes for 1952, which have been pro-rated and assumed by the grantees herein.

And we, Thomas K. Kuykendall and wife, Willie W. Kuykendall do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said William J. McAnn and wife, Elva C. McAnn, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 26 day of September, 1952

Thomas K Kuykendall

Willie W. Kuykendall

STATE OF TENNESSEE
Davidson County

Personally appeared before me, T. I. Holman, Jr., a Notary Public in and for said County and State, the within named Thomas K. Kuykendall and wife, Willie W. Kuykendall

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 26th day of September, 1952

Commission expires January 9, 1955

T. I. Holman Jr.
Notary Public

WARRANTY DEED

FROM Thomas K. Kuykendall and wife, Willie W. Kuykendall

TO William J. McAnn and wife, Elva C. McAnn

73171

30 SEP 1952

$8.50

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