K 2101

WARRANTY DEED Form 1001 **Published by Tennessee Title Company**

For and in consideration of the sum of $ TEN AND NO/100ths - ($10.00) **DOLLARS** cash in hand paid by HERMAN A. CLAYTON and wife, BESS CRUTCHER CLAYTON, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, ROBERT E. BOWMAN and wife, ALICE P. BOWMAN, **have bargained and sold, and by these presents do transfer and convey unto the said** HERMAN A. CLAYTON and wife, BESS CRUTCHER CLAYTON, 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 part of an unnumbered tract, marked "for future development" on the plan of Woodmont Estates, Section No. 2, as of record in book 1130, page 99, Register's Office for said County, being the westerly 200 feet of lot No. 43 on the plan showing subdivision of said tract, described according to a survey made by W. W. Turner Company, Engineers, November 30, 1949, as follows:
Beginning on the easterly margin of Hilldale Drive, at the southwest corner of the property conveyed to David C. Underwood and wife by deed from Third National Bank in Nashville, Trustee, et al, of record in book 1810, page 444, said Register's Office, being the corner of lots Nos. 42 and 43; thence with the southerly line of lots Nos. 42 and 41, eastwardly 200 feet; thence southwardly 102.3 feet, more or less, to the northerly line of lot No. 44; thence with said line, westwardly 200 feet to the easterly margin of Hilldale Drive; thence with same, northwardly 105 feet to the beginning.
Being the same property conveyed to Robert E. Bowman and wife, by deed from Carl B. Stoltz and wife, of record in book 1910, page 97, said Register's Office.
The above property is conveyed subject to setback line as shown on survey by W. W. Turner Company, Engineers, dated November 30, 1949; also subject to restrictions of record in book 1130, page 99, and in book 1449, page 61, as modified in book 1781, page 561, said Register's Office.
Taxes for the year 1952 prorated as of date of deed.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said HERMAN A. CLAYTON and wife, BESS CRUTCHER CLAYTON, their **heirs and assigns, forever.**

And we **do covenant with the said** HERMAN A. CLAYTON and wife, BESS CRUTCHER CLAYTON, **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 hereinbefore set out.

And we, ROBERT E. BOWMAN and wife, ALICE P. BOWMAN, **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** HERMAN A. CLAYTON and wife, BESS CRUTCHER CLAYTON, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hands this** 13th **day of** November, 19 52.

Robert E. Bowman

Alice P. Bowman

STATE OF ~~TENNESSEE~~ ALABAMA
~~Davidson County~~
MOBILE County

Personally appeared before me, R. B. Redwood, **a Notary Public in and for said County and State, the within named** ROBERT E. BOWMAN

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at ~~Nashville~~, Alabama, this 14 day of November, 1952.

Commission expires Feb 6-1954

R. B. Redwood
Notary Public

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