K 2247

WARRANTY DEED Form 1091 Published by Tennessee Title Company

For and in consideration of the sum of $ Six Hundred Fifty ($650.00) and 00/100---------- DOLLARS

cash in hand to us paid, the receipt of which is hereby acknowledged, and for the further consideration of the assumption of a first mortgage in the principal amount of Four Thousand Eight Hundred Fifty Three ($4853.87) Dollars and 87/100

We, Roland E. Johnson and wife, Jessie L. Johnson have bargained and sold, and by these presents do transfer and convey unto the said Robert L. Curry his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

being a part of lot 1 on the map of Sarah Hart Homestead Tract, not of record, but shown on a plan of record in book 57 page 151 Register's Office for said County, and being a part of a lot shown on a survey of part of said lot 1 made by S.M.McMurray, of record in book 421 page 8, said R.O.D.C. and being further described as lot 8 on an unregistered copy of a subdivision of said lot 1, made by T.D.Sanford, September 27, 1949, as follows;

said lot 8 fronts 43 ft. on the South side of Arrington Street or Avenue and runs back between parallel lines, parallel to and 129 ft. east of the easterly margin of North Fifth Street, 120 ft. to a dead line.

Being the same property conveyed to Roland E.Johnson and wife Jessie L.Johnson by Arch Bishop, et al of record in book 1787 page 353, said R.O.D.C.Tennessee.

It is understood and agreed that the above mentioned lot constitutes a part of the land that was subdivided by Arch Bishop Jr. and R.K.Smith, and that there is a sewer line running through lots 6 to 10 inclusive, which is for the joint use and benefit of lots 5 to 11 inclusive, which said sewer line lies in the rear of the improvements facing on Arrington Street or Avenue, and this conveyance is made subject to an easement across said property for the use and benefit of other property owners in connection with said sewer line, together with easement for the right of ingress and egress thereto for the purpose of maintaining and operating said sewer line.

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

And we do covenant with the said Robert L. Curry 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, Roland E. Johnson and wife, Jessie L. Johnson do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said Robert L. Curry his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 10th day of February, 19 54.

x Roland E. Johnson

x Jessie L. Johnson

STATE OF ~~TENNESSEE~~ MICHIGAN
~~Davidson County~~
WAYNE COUNTY

Personally appeared before me, Irene M. Faubert a Notary Public in and for said County and State, the within named Roland E. Johnson and wife, Jessie L. Johnson

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained. Witness my hand and official seal at Detroit Michigan, ~~Tennessee~~, this 10th day of February, 19 54

IRENE M. FAUBERT, NOTARY PUBLIC, WAYNE COUNTY, MICH.
My Commission Expires April 3, 1956

Notary Public

IRENE M. FAUBERT
Notary Public, Wayne County, Mich.
My Commission Expires April 3, 1956

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