K 2248

THIRTY-THREE HUNDRED AND NO/100 ($3300.00) DOLLARS

Cash in hand paid by the grantees herein, the receipt of which is hereby acknowledged, and for the further consideration hereinafter set forth, we, Hugh C. Shelton and wife, Calma G. Shelton,

have bargained and sold, and by these presents do transfer and convey unto the said J. M. LOVELACE and wife, GEORGIA CHANDLER LOVELACE, 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. 4 on the Map of W. E. Quin, Jr.'s Lebanon Road Subdivision, as of record in Book 1424, page 111, Register's Office for said County, and described as follows:

Beginning at a point in the southeasterly margin of Lebanon Pike at the corner of Lots 4 and 5; thence with the line between said lots southeasterly 275 feet to the line of Lot 19; thence with the line between Lots 4 and 19, southwesterly 100 feet to the margin of Quin Circle; thence with the margin of the same northwesterly 251.05 feet to the beginning of a curve; thence around said curve northerly 38 feet to the margin of Lebanon Pike; thence with the margin of the same northeasterly 76.32 feet to the point of beginning.

Being the same property conveyed to Hugh C. Shelton and wife, Calma G. Shelton, by deed from W. E. Quin, Jr., and wife, of record in Book 1580, page 39, said Register's Office.

The above described property is conveyed subject to restrictive covenants of record in Book 1580, page 39, 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 J. M. Lovelace and wife, Georgia Chandler Lovelace, their heirs and assigns, forever.

And we do covenant with the said J. M. Lovelace and wife, Georgia Chandler Lovelace 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 by 1954 taxes which the grantees herein agree to pay.

And we, Hugh C. Shelton and wife, Calma G. Shelton do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said J. M. Lovelace and wife, Georgia Chandler Lovelace, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 15th day of February, 1954.

Hugh C. Shelton
Hugh C. Shelton

Calma G. Shelton
Calma G. Shelton

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Lawrence D. Richards a Notary Public in and for said County and State, the within named Hugh C. Shelton and wife, Calma G. Shelton the bargainors 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 Nashville, Tennessee, this 16th day of February, 1954.

My commission expires May 1, 1954

Lawrence D. Richards
Notary Public

WARRANTY DEED

G-93093 dh

FROM HUGH C. SHELTON ET UX

11194

TO J. M. LOVELACE ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record FEB 17 1954 at 2:10 o'clock P.M.
Note in Book 2248 Page 179
Recorded in Book
Witness my hand this day
Register

Prepared by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Home Office
LAWYERS TITLE INSURANCE CORPORATION
Richmond, Virginia

PG 179