K 2248

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of - - - -TEN AND NO/100 - - - - - - - - - - -

- - - - - - - - - - - - - - - - -($10.00) - - - - - - - - - - DOLLARS cash in hand paid by JOE M. WHITSON AND WIFE, SUE STAMPER WHITSON, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, I, HAYES HARTNETT, a widower, - - - - - - - - - -

- - - - - have bargained and sold, and by these presents do transfer and convey unto the said - - - - - - - JOE M. WHITSON AND WIFE, SUE STAMPER WHITSON - - - - - - 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. 29 on the Plan of D.F. Kenner's Walnut Grove Subdivision, as of record in Book 974, page 2, Register's Office for said County.

Said Lot No. 29 fronts 100 feet on the easterly side of Walnut Drive, and runs back 202.7 feet on the northerly line and 204.5 feet on the southerly line, to a dead line, and measure 100 feet thereon.

Being the same property conveyed to Hayes Hartnett, a widower, by deed from Emmaryne Hartnett Geny and husband, Charles W. Geny, of record in Book 2984, page 601, Register's Office for Davidson County, Tennessee.

The aforesaid described property is subject to restrictive covenants of record in Book 1090, page 10, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said JOE M. WHITSON AND WIFE, SUE STAMPER WHITSON, - their heirs and assigns, forever.

And I do covenant with the said Joe M. Whitson and wife, Sue Stamper Whitson - - - - - - - - - - - - that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except for 1954 taxes which are to be prorated as of date of deed and assumed by the grantees

And I, the said Hayes Hartnett do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Joe M. Whitson and wife, Sue Stamper Whitson, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 17th day of February, 1954

Hayes Hartnett

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