K 2249

For and in consideration of the sum of $ 5.00 -

Five and No/100 - **DOLLARS**

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

W. P. Ackerman and wife, Helen A. Ackerman

have bargained and sold, and by these presents do transfer and convey unto the said

Joe C. Dunn and wife, Sarah H. Dunn

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. 383 on the Plan of West Meade Farms, Inc., Section "K", as of record in Book 2133, page 17, Register's Office for said County.

Said Lot 383 fronts 130 feet on the easterly side of Brownlee Drive and runs back 332.8 feet on the northerly line and 331.3 feet on the southerly line, to a dead line, measuring 130 feet thereon.

Being the same property conveyed to W. P. Ackerman and wife, Helen A. Ackerman, by deed from West Meade Farms, Inc., of record in Book 2284, page 294, said Register's Office.

This conveyance is made subject to restrictions of record in Book 2117, page 233, and the plan of record in Book 2133, page 17, Register's Office for said County.

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 C. Dunn and wife, Sarah H. Dunn their **heirs and assigns, forever.**

And we **do covenant with the said** Joe C. Dunn and wife, Sarah H. Dunn **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 1954 taxes which have been prorated and are hereby assumed by the purchasers.
And we, W. P. Ackerman and wife, Helen A. Ackerman **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Joe C. Dunn and wife, Sarah H. Dunn their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our hand s this 26th day of February, 19 54.

W. P. Ackerman

Helen A. Ackerman

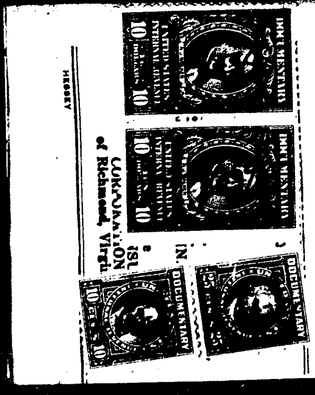
STATE OF TENNESSEE
Davidson County

Personally appeared before me, O. C. Jones, **a Notary Public in and for said County and State, the within named** W. P. Ackerman and wife, Helen A. Ackerman

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** Nashville, **Tennessee, this** 26th **day of** February, 19 54.

My Commission expires July 4, 1955

O. C. Jones, **Notary Public**



STATE OF TENNESSEE
DAVIDSON COUNTY
RECEIVED FOR RECORD
MAR 1 1954
at 9:20 A.M.
Noted in Book 2191 Page 170
Recorded in Book 2191 Page 170
Recording Fee 1.20
MARKS P. WILKINS, Register
By Ellen Lee

WARRANTY DEED

FROM

W. P. ACKERMAN AND WIFE,

HELEN A. ACKERMAN

TO 1-1031

JOE C. DUNN AND WIFE,

SARAH H. DUNN

GUARANTY MORTGAGE CO. OF NASHVILLE

G 252