K 2273

For and in consideration of the sum of $ 10.00

----------TEN AND NO/100----------DOLLARS

cash in hand paid by the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged,

we, H. S. Hearne and wife, Catherine D. Hearne

have bargained and sold, and by these presents do transfer and convey unto the said HUGH GILBERT DOUGLAS and wife, ALICE M. DOUGLAS, 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. 63 on the Map of Donelson Heights, of record in Book 1424, page 35, Register's Office for said County, and described as follows:
Beginning at a point in the easterly margin of Kent Road at the common corner of Lots Nos. 63 and 86; thence with the line between said lots, easterly 161.23 feet to a point, the corner of Lots Nos. 63 and 64; thence with the line between said lots, southerly 135.65 feet to the northerly margin of Hasting Road; thence with the northerly margin of said road, westerly 156.25 feet to a concrete monument at the beginning of a curve; thence with the curve in a northwesterly direction, 37.26 feet to another concrete monument in the easterly margin of Kent Road; thence with the easterly margin of the same northerly 86 feet to the point of beginning.
Being the same property conveyed to H. S. Hearne and wife, Catherine D. Hearne, by deed from Grady Woodson, Jr. and wife, of record in Book 1814, page 271, 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 Hugh Gilbert Douglas and wife, Alice M. Douglas, their heirs and assigns, forever.

And we do covenant with the said Hugh Gilbert Douglas and wife, Alice M. Douglas 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 H. S. Hearne and wife, Catherine D. Hearne do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Hugh Gilbert Douglas and wife, Alice M. Douglas, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 5th day of March, 1954.

H. S. Hearne

Catherine D. Hearne

STATE OF TENNESSEE
Davidson County

Personally appeared before me Ida Freeman, a Notary Public in and for said County and State, the within named H. S. Hearne and wife, Catherine D. Hearne

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 Donelson, Tennessee, this 29 day of March, 1954.

Commission expires Dec 27, 1957

Ida Freeman
Notary Public

WARRANTY DEED

C-93343 dh

FROM H. S. HEARNE ET UX 1423

TO HUGH GILBERT DOUGLAS ET UX

REGISTERS OFFICE
PLEASE PUT IN TENN. TITLE CO. 304

STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 31 day of March 1954 at 9 o'clock A.M.
TENNESSEE TITLE COMPANY
Nashville, Tennessee
Recorded in Book 2273 Page 130
Register's Office
NASHVILLE TITLE INSURANCE AGENCY, INC.
Nashville, Tennessee

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