K 2282

WARRANTY DEED

For and in consideration of the sum of Five Hundred and No/100 ($500.00)

DOLLARS

cash, the receipt of which is hereby acknowledged, we, Meredith Hamilton Felts and wife, Marie H. Felts,

have bargained and sold, and by these presents do transfer and convey unto ~~HIS~~ Alvin Hawkins and wife, Mildred R. Hawkins, and ~~his~~ their heirs and assigns, a certain tract or parcel of land in 14th District of Davidson ~~Davidson~~ County, State of Tennessee, described as follows to wit:

Beginning at a stake in the East line of the Herriges land, being the Southwest corner of the late Luther Barnes land; thence S. 86° E. about 4.2 chains to a stake in the west margin of the Harper Road; thence with the West margin of said Harper Road about 9 chains to a stake in the west margin of said road and in the east line of said Herriges land; thence with said Herriges' E. line, N. 3° E. about 7.4 chains to the beginning, containing about 2-3/4 acres, more or less.

And being the same tract of land conveyed to Meredith Hamilton Felts and wife, Marie H. Felts by deed from Martin Cullum Poole and wife, Lottie Jane Poole, of record in Deed Book 2022, Page 637, Register's Office of 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 Alvin Hawkins and wife, Mildred R. Hawkins and their heirs and assigns, forever.

And we do covenant with the said Alvin Hawkins and wife, Mildred R. Hawkins 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 taxes for 1954, payment of which is assumed by the purchasers.

And we, Meredith Hamilton Felts and wife, Marie H. Felts, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Alvin Hawkins and wife, Mildred R. Hawkins and their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 22nd day of April, 19 54

Meredith Hamilton Felts

Marie H. Felts

STATE OF TENNESSEE
~~Davidson~~ Cheatham County

Personally appeared before me, Ewell Perry, a Notary Public in and for said County and State, the within named Meredith Hamilton Felts and wife, Marie H. Felts,

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 office, this 22nd day of April, 19 54

EWELL PERRY NOTARY PUBLIC CHEATHAM CO.

Commission Expires Aug. 16, 1955

Ewell Perry
Notary Public

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