K 2291

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 consideration, receipt of which is hereby acknowledged, we, C. S. Dugger and wife, Fannie Mai H. Dugger, - -

have bargained and sold, and by these presents do transfer and convey unto the said FLETCHER HOOVER and wife, GEORGIA HOOVER,

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. 17 on the Map of Dugger Heights, Section III, as of record in Book 1385, page 54, Register's Office for said County, described as follows:
Beginning at a point on the easterly margin of Highview Drive, at the common corner of Lots 17 and 18; thence with the line between said lots, northeasterly 277.7 feet to a point; thence northerly 59.0 feet to the corner of Lots 15 and 17; thence with the line between said lots, westerly 125 feet to the corner of Lot 16; thence with the line between Lots 16 and 17, southwesterly 192 feet to the margin of Highview Drive; thence with the margin of the same, southeasterly, along a slight curve, 61 feet to the beginning.
Being part of the property conveyed to C. S. Dugger by two deeds, one from Norman D. Thomas and wife, of record in Book 1313, page 496, and the other from J. T. Dugger, Sr. of record in Book 1976, page 143, said Register's Office.

Said property is conveyed subject to Restrictions of record in Book 1370, page 302, 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 Fletcher Hoover and wife, Georgia Hoover, their heirs and assigns, forever.

And we do covenant with the said grantees herein, 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 for 1954 taxes, which the grantees herein assume and agree to pay.
And we, the grantors herein, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees herein, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 20th day of July, 1954.

C. S. Dugger
Fannie Mai H. Dugger

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Mack Estes, a Notary Public in and for said County and State, the within named C. S. Dugger and wife, Fannie Mai H. Dugger, 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 20th day of July, 1954.

My Commission Expires October 9, 1955

Mack Estes
Notary Public

12000

WARRANTY DEED
O-95574-mk
FROM
C. S. DUGGER ET UX
TO
FLETCHER HOOVER ET UX
Home Federal Savings & Loan Assn.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record JUL 21 1954 at 12 o'clock M.
Recorded in Book 2291 Page 171
Fees $ 3.00
James P. Williams
Register

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