K 2298

For and in consideration of the sum of six thousand seven hundred----------
----------($6,700.00)----------DOLLARS
paid to us in cash, the receipt of which is hereby acknowledged, we John U. Wilson and wife, Louise Wilson

have bargained and sold, and by these presents do transfer and convey unto the said Thomas Allan Deakins and wife, Sophie Lee Deakins

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. 30, Section Two, Russwurm Heights, as of record in Book 2083, page 101, Register's Office for Davidson County, Tennessee.

Said Lot No. 30 fronts 96.16 ft. on the northerly side of Southern Turf Drive and runs back 176.2 ft. on the westerly line and 159.5 ft. on the easterly line to a dead line measuring 46.1 ft. thereon.

Being a part of the same property conveyed to John U. Wilson by deed from Marjorie Taylor Ferriss, et al, of record in Book 2271, page 507, 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 Thomas Allan Deakins and wife, Sophie Lee Deakins their heirs and assigns, forever.

And we do covenant with the said Thomas Allan Deakins and wife, Sophie Lee Deakins 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, John U. Wilson and wife, Louise Wilson do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Thomas Allan Deakins and wife, Sophie Lee Deakins, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 16th day of September, 1954

John U. Wilson

Louise Wilson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Dodson Batson, a Notary Public in and for said County and State, the within named John U. Wilson and wife, Louise Wilson

the bargainor, 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 16th day of September, 1954

Commission expires 2-17-58

Dodson Batson
Notary Public

WARRANTY DEED

FROM

John U. Wilson et ux

32165

TO

Thomas Allan Deakins, et ux

GUARANTY MORTGAGE

TENN.

STATE OF TENN.
DAVIDSON CO.

SEP 22 54

$2.00

PG 544