K 2332

WARRANTY DEED

For and in consideration of the sum of *

TEN AND NO/100 ($10.00)* **DOLLARS**

cash in hand paid by Clement C. Hudson and wife Pauline N. Hudson, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

Peoples Realty Company, Inc.

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** Clement C. Hudson and wife Pauline N. Hudson,

their _____ **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Being the southerly 50 feet more or less of Lot No. 370 in D. T. McGavock's Addition of record in Book 21, page 41, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:
Beginning at a point in the easterly margin of 17th Avenue North, said point being the southwest corner of a tract of land conveyed to Kenneth Johnson and Eunice Merritt by deed from Peoples Realty Co., Inc. and recorded in Book 1851, page 411, Register's Office for Davidson County, Tennessee; thence southerly along the margin of 17th Avenue North to the northwest corner of a tract of land conveyed to Mallernee Realty Co. by deed from Peoples Realty Co., Inc. and recorded in Book 1880, page 433, Register's Office for said County; thence easterly and parallel with Wheless Street 170 feet to a point in the westerly margin of a 16-foot alley; thence northerly along the margin of said alley to the southeast corner of a tract of land conveyed to John E. Holbert and wife by deed from Peoples Realty Co., Inc. and recorded in Book 1907, page 288; thence westerly and parallel with Wheless Street 170 feet to the point of beginning.
Being part of the property conveyed to Peoples Realty Co., Inc. by deed from Sadie Silverman, Executrix of record in Book 1814, page 537, 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 Clement C. Hudson and Pauline N. Hudson, _____ their _____ **heirs and assigns, forever.**

And _____ **do covenant with the said** _____ _____ **that** _____ **lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.**

And _____ **do further covenant and bind** _____ **heirs and representatives, to warrant and forever defend the title to the said land to the said** _____ _____ **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** s **this** 1st **day of** October, **19** 54

_____ Clo Thomasel

_____ Pauline Johnson

_____

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, **a Notary Public in and for said County and State, the within named** _____ _____ _____ _____ **the bargainor**, **with whom I am personally acquainted, and who acknowledged that** _____ **executed the within instrument for the purposes therein contained.**

Witness my hand and official seal at office, this _____ **day of** _____, **19**____.

Commission expires _____ _____ **Notary Public**

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