WARRANTY DEED

Bertrand A. Higgins and wife, Margaret G. Higgins

Margaret G. Higgins

Wilhemina Habick

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
DEC 2 1964
at 1:45 o'clock P M
Noted in Book 2.3 Page 237
Recorded in Book Page
Recording Fee $ 2.00
WILLIS P. WILSON, Register
By

Attorneys Title Company
Titles Guaranteed
Suite 5, Stahlman Bldg.
NASHVILLE, TENN.

WARRANTY DEED

Attorneys Title Company

For and in Consideration of the sum of - - - - - - - - $10.00 - - - - - - - - - -

- - - - - - - - - - - - - - - - Ten and No/100 - - - - - - - - - - - - - DOLLARS

Cash in hand paid by Wilhemina Habick, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the assuming and agreeing to pay the unpaid principal balance of one note executed by Bertrand A. Higgins and wife, Margaret G. Higgins March 9, 1953 in the sum of $13,000.00, payable to the order of Fidelity Federal Savings and Loan Association in monthly installments, including interest at the rate of 4% per annum, of $68.62 beginning March 1, 1953 and final payment being due February 1, 1978, and said note being secured by a deed of trust to Louis Leftwich, Jr. Trustee, of record in Book 2170, page 97, Register's Office for Davidson County, Tennessee,

we, Bertrand A. Higgins and wife, Margaret G. Higgins

have bargained and sold, and by these presents do transfer and convey unto the said

Wilhemina Habick, her

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

Land in Davidson County, Tennessee, being Lot No. 1 of Block "H" on the Map of Country Club Estates, of record in Book 843, page 95, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 fronts 108 feet on the southwesterly side of Williams Ferry Road and runs back between parallel lines 143.3 feet on the easterly line and 230 feet on the westerly line, along the easterly margin of Olga Avenue to a dead line, measuring 65 feet thereon.

Being the same property conveyed to Bertrand A. Higgins and wife, Margaret G. Higgins by deed from Carl Temple and wife, Martha Temple, of record in Book 2138, page 463, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 1117, page 204, and Book 1165, page 317, both in the Register's Office for Davidson County, Tennessee and any easements or other limitations that may be shown on the Plan of record in Book 843, page 95, said Register's Office.

The grantors herein hereby transfer and assign to the grantee all their right and interest in and to a sum of money held in an "escrow account" by the Fidelity Federal Savings and Loan Association for the purpose of paying taxes and insurance premiums upon the above described property as they become due.