K 2340

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

- - - - - - - - Ten and 00/100 - - - - - - - - - - - - - - - - - DOLLARS and other good and valuable considerations receipt of which is hereby acknowledged, We, George T. Davis and wife, Era S. Davis

have bargained and sold, and by these presents do transfer and convey unto the said James Robert Vandiver, Jr. and wife, Jean Luke Vandiver their 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. 24 on the plan of Sugar Tree Subdivision, as of record in Book 1424, page 100, Register's Office for said county.

Said Lot No. 24, fronts 70 feet on the easterly side of Cross Creek Road and runs back 265.7 feet on the northerly line and 266.1 feet on the southerly line to a dead line, measuring 83 feet thereon.

Being the same property conveyed to George T. Davis and wife, Era S. Davis, by deed from Hawtherne Development Company, a Tennessee Corporation of record in Book 1730, page 169, 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 James Robert Vandiver, Jr. and wife, Jean Luke Vandiver their heirs and assigns, forever.

And we do covenant with the said James Robert Vandiver, Jr. and wife, Jean Luke Vandiver 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, George T. Davis and wife, Era S. Davis do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James Robert Vandiver, Jr. and wife, Jean Luke Vandiver their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands, this day of January, 1955.

George T. Davis

~~Geo T. Davis~~
Era S. Davis

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named George T. Davis and wife, Era S. Davis

the bargainors, 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 day of January, 1955

Commission expires _____

Mrs. Hilman Bryant
Notary Public

44743

WARRANTY DEED

FROM

George T. Davis and wife,

Era S. Davis

TO

James Robert Vandiver, Jr.

and wife, Jean Luke Vandiver

KIMBROUGH-PHILLIPS CO.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
JAN 24 1955
11:46 o'clock A.M.
and recorded in Book 3 Page
JAMES P. WILSON, Register
By

G 164