K 2345

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of

----Ten and no/100 ($10.00)--------DOLLARS

Arthur H. Herring, a single person

have bargained and sold, and by these presents do transfer and convey unto the said Howard Lowell Markum and wife, Erline Pearson Markum,

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 the easterly 50.1 feet of Lot No. 48 on the plan of Kennedy and Graves' Subdivision of blocks "C" and "D", Monte Vista, as of record in Book 843, Page 14, Register's Office for said County.

Said part of lot No. 48 fronts 50.1 feet on the southerly side of McAlphine Avenue, and runs back between parallel lines, 388.5 feet to a dead line.

Being the same property conveyed to Arthur H. Herring by deed from M. B. Greenwood and wife, of record in Book 1846, Page 319, said Register's Office.

O.K.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Howard Lowell Markum and wife, Erline Pearson Markum, their heirs and assigns, forever.

And I do covenant with the said Howard Lowell Markum and wife, Erline Pearson Markum that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Arthur H. Herring do further covenant and bind my heirs and representatives, to warrant and forever defend the title to the said land to the said Howard Lowell Markum and wife, Erline Pearson Markum heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 3rd day of March, 1955

Arthur H. Herring

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