BK 2399

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of One ($1.00) - **DOLLARS**

cash in hand paid by John S. Partin and wife, Irene M. Partin, and other good and valuable consideration, receipt of which is hereby acknowledged,

we, Zack R. Cheek and Harold O. Farley,

have bargained and sold, and by these presents do transfer and convey unto the said John S. Partin and wife, Irene M. Partin, their **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Being the northerly 92 feet of Lot No. 71 on the revised plan of George W. Blair's Subdivision of Belmont Heights, of record in Book 332, page 117, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 71 fronts 88 feet on the southerly side of Ashwood Avenue and runs back between parallel lines 92 feet to a dead line, measuring 88 feet thereon.

Being the same property conveyed to Zack R. Cheek and Harold O. Farley by deed of James L. Goad and wife, Lellah Ruth Goad, of record in Book 2398, page 621 , Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Sewer Easement of record in Book 2393, pages 519 and 520.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John S. Partin and wife, Irene M. Partin, their **heirs and assigns, forever.**

And we **do covenant with the said** John S. Partin and wife, Irene M. Partin, **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,** except for taxes for 1955 which are assumed by grantees.

And we, Zack R. Cheek and Harold O. Farley, **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** John S. Partin and wife, Irene M. Partin, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** s **this** 12th **day of** May , **19** 55

Zack R. Cheek

Harold O. Farley

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Leola B. Russell , **a Notary Public in and for said County and State, the within named** Zack R. Cheek and Harold O. Farley,

the bargainor s, **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 12th **day of** May , **19** 55

Commission expires 2-1-58

Leola B. Russell
Notary Public

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