K 2445

For and in consideration of the sum of $ 10.00
TEN AND NO/100 DOLLARS
Cash in hand paid by the grantees herein and other good and valuable considerations, receipt of which is hereby acknowledged, we, Kenneth R. Caruthers and wife, Delma Elizabeth Caruthers,
have bargained and sold, and by these presents do transfer and convey unto the said Lonnie Guy Farmer and wife, Nettie Hazelwood Farmer
their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 33 on the Map of Sterling Heights, Section 2, as of record in Book 1424, page 104, Register's Office for said County.
Said Lot No. 33 fronts 80 feet onthe north side of Elberta Street and runs back between parallel lines 150 feet to a dead line.
Being the same property conveyed to Kenneth R. Caruthers and wife, Delma Elizabeth Caruthers by deed from George L. Burris, Jr. and wife, of record inBook 2278, page 362, said Register's Office.

The above described property is being conveyed subject to restrictions of record in Book 1725, page 21, 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 Lonnie Guy Farmer and wife, Nettie Hazelwood Farmer
their heirs and assigns, forever.

And we do covenant with the said Lonnie Guy Farmer and wife, Nettie Hazelwood Farmer 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 by 1955 taxes, which the grantees herein assume and agree to pay.
And we, the grantors herein
do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees herein
their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 10thday of August, 1955.

Kenneth R. Caruthers

Delma Elizabeth Caruthers

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jno. C. Jeffords, a Notary Public in and for said County and State, the within named Kenneth R. Caruthers and wife, Delma Elizabeth Caruthers,
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 Nashville, Tennessee, this 12th day of August, 1955

My Commission Expires: August 15th, 1956.

Notary Public, State-At-Large.

10

G-103910 ph

WARRANTY DEED

FROM
KENNETH R. CARUTHERS ET UX

TO
LONNIE GUY FARMER ET UX

G 3170

PLEASE PUT IN TENN. TITLE CO. BOX

REGISTER'S OFFICE

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 15 day of AUG A.D. 1955 at 2 o'clock P.M. and recorded in Book 2479 Page 174
recording Fee $ 2.00
JAMES P. WILSON, Register
By [illegible] D.R.

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Home Office
LAWYERS TITLE INSURANCE CORPORATION
RICHMOND, VIRGINIA

RELEASED

G 358