K 2445

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of Seven Hundred dollars($700.00) DOLLARS

[redacted] in cash paid [illegible] the receipt of which is hereby acknowledged,

I, Mary Thompson Fletcher, a widow,

have bargained and sold, and by these presents do transfer and convey unto the said William Johnathon Merrill, III, and Pamela Allison Merrill, their share alike

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit: Being 30 feet of ground lying on East Hill St. part of Old Fairground Property, bounded as follows: Beginning on the margin of East Hill Street, at the corner of Fanny Davis; thence running with her line east 200 feet; thence northwardly 30 feet; thence 200 feet to East Hill street; thence 30 feet to the beginning. Being the same property conveyed to Ben Thompson by deed of Felix R. Reins, of record in book 55, Page 534, RODC, Tennessee, the said Ben Thompson having since died.

Being the same property inherited from Ben Thompson, deceased, by Mary Thompson Fletcher, the grantor, by descent, she being the only heir at law of said Ben Thompson, deceased, who was her brother.

See survey of August 8, 1955 by George W. Watkins, Surveyor. Being part of Lot 24, Plan of Old Fairgrounds as of record in Book 21, page 116, R.O.D.C. Tennessee

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William Johnathon Merrill, III, and Pamela Allison Merrill, both single persons, share and share alike, their heirs and assigns, forever.

And I do covenant with the said William Johnathon Merrill III, and Pamela Allison Merrill. that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unincumbered, except by current and delinquent state, county and city taxes, which are expressly assumed by the grantee herein,

And I, Mary Thompson Fletcher, a widow, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Ben Thomas, his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 23rd day of July, 19 55

Mary Thompson Fletcher

STATE OF TENNESSEE
Davidson County

Personally appeared before me, R. A. Wright, a Notary Public in and for said County and State, the within named Mary Thompson Fletcher, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 23 day of July, 19 55

Commission expires April 9/56 R. A. Wright
Notary Public

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