K 2483

WARRANTY DEED

For and in consideration of the sum of [($10.00)
TEN AND NO/100- DOLLARS

Cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged from Fred E. Rodgers and wife, Rita M. Rodgers,

I, Thomas C. Summers, Trustee, with full power to transfer and convey without the joinder of any beneficiary,

have bargained and sold, and by these presents do transfer and convey unto the said Fred E. Rodgers and wife, Rita M. Rodgers, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit: Land in the Eighth Civil District of Davidson County, Tennessee, being lot No. 248 on the plan of Horton Heights, Section "E", as of record in Book 2133, page 84, Register's Office of Davidson County, Tennessee, more particularly described as follows:

Said lot No. 248 fronts 125 feet on the northwesterly margin of Darden Place and extends back between parallel lines, 327.7 feet on the northeasterly side and 327.2 feet on the southwesterly side, to a dead line in the rear on which it measures 125 feet.

Being part of the property conveyed to W. L. Hailey, by deed from Leslie Marshall, Clerk and Master, of record in Book 1905, page 17; and vested in Thomas C. Summers, Trustee, by instrument of record in Book 2240, page 593, both Register's Office of Davidson County, Tennessee.

This conveyance is subject to easements of record in Book 2133, page 84; and restrictions of record in Book 2271, page 112, both Register's Office of Davidson County, 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 Fred E. Rodgers and wife, Rita M. Rodgers, their heirs and assigns, forever.

And I do covenant with the said Fred E. Rodgers and wife, Rita M. Rodgers 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, except by taxes for the year 1955 which have been pro-rated and assumed by the Grantees.

And I, Thomas C. Summers, Trustee, do further covenant and bind myself, my successors heirs and representatives, to warrant and forever defend the title to the said land to the said Fred E. Rodgers and wife, Rita M. Rodgers, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 8th day of August, 1955.

Thomas C. Summers, Trustee
Thomas C. Summers, Trustee

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Irby G. Bryant, a Notary Public in and for said County and State, the within named Thomas C. Summers, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained

Witness my hand and official seal at office, this 8th day of August, 1955.

Commission expires April 10, 1956

Irby G. Bryant
Notary Public

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