K 2498

WARRANTY DEED

For and in consideration of the sum of TWELVE THOUSAND SEVEN HUNDRED AND NO/100 ----------

----------($12,700.00)---------- **DOLLARS**

cash in hand paid by Wilton L. Maxwell and wife, Mary H. Maxwell, the receipt of which is hereby acknowledged, we

Gerald L. Sheridan and wife, Catherine R. Sheridan

have bargained and sold, and by these presents do transfer and convey unto the said Wilton L. Maxwell and wife, Mary H. Maxwell

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 Lot No. 50 on the Plan of Acme Hill Subdivision, Section One, of record in Book R.D. 56, page 84, Register's Office for Davidson County, Tennessee.

Being Lot No. 50 fronting 111.1 feet on the east side of Dorris Drive and being of even width 111.1 feet on the north line and back line, and extending back to a depth between the same, with the northern line being 141.1 feet thereto.

Being a part of the same property conveyed to Gerald L. Sheridan and wife, Catherine R. Sheridan, of record in Book 4454, page 140, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Wilton L. Maxwell and wife, Mary H. Maxwell heirs and assigns, forever.

And we do covenant with the said Wilton L. Maxwell and wife, Mary H. Maxwell 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, and will have to warrant and defend the same against the lawful claims of all persons.

And we, Gerald L. Sheridan and wife, Catherine R. Sheridan do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Wilton L. Maxwell and wife, Mary H. Maxwell their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand this 1st day of July, 1971

Gerald L. Sheridan

Catherine R. Sheridan

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Gerald L. Sheridan and wife, Catherine R. Sheridan, the bargainors, 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 1st day of July, 1971

Commission expires [illegible]

Notary Public

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