K 2536

WARRANTY DEED

For and in consideration of the sum of - - - - - - - - - - Ten and No/100 - - - - - - - - - - - - - - - - - - ($10.00) - - - - - - - - - - - - - - - - - - DOLLARS cash in hand paid and other good and valuble considerations, the receipt and sufficiency of all of which is hereby acknowledged, We, James E. Adams and wife, Mary E. Adams

have bargained and sold, and by these presents do transfer and convey unto the said John W. Tuggle and wife, Ann Waldran Tuggle,

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. 32 on the Map showing the relocation of Lot line between Lot lines 31 and 32 and between Lot lines 32 and 33 of Forest Acres, Section III, of record in Book 2331, page 33, the original plan of Forest Acres, Section III, of record in Book 1424, page 56, said Register's Office.

Said Lot No. 32 fronts 184.0 feet on the westerly side of Forest Acres Drive and extends back between lines, 287 feet on the southerly line and 277.0 feet on the northerly line to a dead line in the rear, measuring 152.3 feet thereon.

Being part of the same property conveyed to James E. Adams by deed from Dalton G. Wright and wife, Ollie Felts Wright of record in Book 2270, page 191, said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Book 1540, page 426, Register's Office for 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 John W. Tuggle and wife, Ann Waldran Tuggle, their heirs and assigns, forever.

And we do covenant with the said John W. Tuggle and wife, Ann Waldran Tuggle 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 as above and 1956 taxes which have been prorated and assumed by the grantees herein.

And we, James E. Adams and wife, Mary E. Adams 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 W. Tuggle and wife, Ann Waldran Tuggle, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 18th day of April, 1956

James E. Adams

Mary E. Adams

STATE OF TENNESSEE
Davidson County

Personally appeared before me, E. B. Walton, a Notary Public in and for said County and State, the within named James E. Adams and wife, Mary E. Adams

the bargainor 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 18th day of April, 1956

Commission expires Apr 24-1957

E. B. Walton
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

PG 45