K 2537

WARRANTY DEED

For and in consideration of the sum of Four thousand one hundred fifty-five dollars and 36/100ths ($4,155.36)---------- DOLLARS

Cash in hand paid by Harold D. Hughes and wife, Margaret A. Hughes, together with the said grantees herein assuming an indebtedness in the amount of $6,344.64 as of record in Book 1818, page 409, R.O.D.C. Tennessee; I, Elmore H. Hughes and wife Agnes Hughes

have bargained and sold, and by these presents do transfer and convey unto the said Harold D. Hughes and wife, Margaret A. Hughes their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit: Two tracts of land in Davidson County, Tennessee No. 1: Being Lot No. 3 on the Map of Porter Heights, Part Four, as of record in Book 1424, page 103, Register's Office for said County.
Said Lot No. 3 fronts 65 ft. on the west side of Harwood Drive and runs back between parallel lines 200 ft. to a dead line.
Being the same property conveyed to Elmore H. Hughes and wife, Agnes S. Hughes, by deed from Harwood Homes, Inc, as of record in Book 1787, page 541; said Register's Office. TRACT II: Being the easterly 125 feet of the northerly 52.85 feet of Lot No. 64 on the Plan of Brownsville of record in Book 21, page 9, Register's Office, and described according to a survey made by Cantrell and Connell, Engineers, May 22, 1951, as follbws: BEGINNING at the southwest corner of Lot No. 3 on the Plan of Porter Heights, Section IV, as of record in Book 1424, page 103, said Register's Office; thence westwardly and parallel with the line between Lots 3 and 4, 125 feet; thence North 1°48' East 52.85 feet to a point in the south line of Lot No. 67, Plan of Brownsville; thence with said line South 86° 49' east 125 feet to a point in the west line of Lot No. 3, Porter Heights Subdivision, Part IV: thence with said line, southerly 52.85 feet to the beginning.
Being the same property conveyed to Elmore H. Hughes and wife, Agnes Staggs Hughes, by deed from John L. Porter and wife, as of record in Book 2136, page 44; 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 Harold D. Hughes and wife, Margaret A. Hughes heirs and assigns, forever.

And we do covenant with the said Harold D. Hughes and wife, Margaret A. Hughes 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 Elmore H. Hughes and wife, Agnes Staggs Hughes do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Harold D. Hughes and wife, Margaret A. Hughes their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness OUR hands this 8th. day of May, 1956

Elmore H. Hughes
Agnes Staggs Hughes

STATE OF TENNESSEE
Davidson County

A. J. HUNT, Notary Public

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Elmore H. Hughes and wife, Agnes Staggs Hughes

the bargainor S, 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 8th. day of May, 1956

Commission expires Jan. 20, 1960

Notary Public

G 527