K 2539

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Twelve Thousand Two Hundred Fifty ($12,250) Dollars, cash in hand paid by Pearl Mary Coyle, receipt of which is hereby acknowledged, I, Mary E. Hooper, have bargained and sold, and by these presents do transfer and convey unto the said Pearl Mary Coyle, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to-wit:

Being the easterly part of lot No. 235 on the Belmont Land Company's Plan of Lots, called "Belmont Heights", as of record in book 421, page 34, Register's Office for said County, described as follows:

Beginning at the northwest corner of Sweetbrier Avenue and an alley, being the Southeast corner of lot No. 235; thence with the northerly margin of said Avenue, westwardly 67.3 feet, more or less, to S.D. Wilhite, Trustee's southeast corner; thence with his easterly line, northwardly 175 feet to the southerly margin of an alley; thence with said alley, eastwardly 72.1 feet, more or less, to the westerly margin of the first mentioned alley; thence with the westerly margin of said alley, southwardly 175 feet to the beginning.

Being the same property conveyed to Mary E. Hooper by deed from Pearl Mary Coyle, of record in book 2441, page 367, said Register's Office.

This conveyance is made subject to restrictive covenants contained in book 437, page 365, 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 Pearl Mary Coyle, her heirs and assigns, forever.

And I do covenant with the said Pearl Mary Coyle 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.

And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Pearl Mary Coyle, her heirs and assigns against the lawful claims of all persons, whomsoever.

PG 521