K 2541

Warranty Deed

For and in consideration of the sum of SIX THOUSAND AND NO/100 ($6,000.00) DOLLARS

Cash in hand paid by Willie Doyle Petty and wife, Mary Paty Petty, the receipt of which is hereby acknowledged, we

Rex Windell Stults and wife, Emogene Stults

have bargained and sold, and by these presents do transfer and convey unto the said Willie Doyle Petty and wife, Mary Paty Petty

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. 54 on the Map of an Addition to and Revision of certain lots in the H. G. McNaob Subdivision of record in Book 1130, page 79, Register's Office for said County.

Said Lot No. 54 fronts 75 feet on the west side of Harlin Drive and runs back between lines, 177.4 feet on the north line, 176.01 feet on the south line to a dead line on which it measures 75.1 feet.

Being the same property conveyed to Rex Windell Stults and wife, Emogene Stults, by deed from Ruel C. Eason and wife, of record in Book 2042, page 580, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 1333 Page 387, Register's Office for Davidson County, Tennessee, and the plan of record in Book 1130, page 79, which shows a 30 foot setback line from Harlin Drive and a 10-foot easement along the rear line of lot for public utilities.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Willie Doyle Petty and wife, Mary Paty Petty their heirs and assigns, forever.

And we do covenant with the said Willie Doyle Petty and wife, Mary Paty Petty 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 1956 taxes which have been prorated and are hereby assumed by the purchasers.

And we, Rex Windell Stults and wife, Emogene Stults do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Willie Doyle Petty and wife, Mary Paty Petty their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 4th day of June, 1956

Rex Windell Stults

Emogene Stults

STATE OF TENNESSEE
Davidson County

Personally appeared before me, A. M. Tenison, a Notary Public in and for said County and State, the within named Rex Windell Stults and wife, Emogene Stults

the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for the purposes therein contained

Witness my hand and official seal at office, this 4th day of June, 1956.

Commission Expires 1957

A. M. Tenison Notary Public

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