K 2541

WARRANTY DEED

For and in consideration of the sum of Thirteen Thousand Two Hundred Fifty and No/100 --------

----------$13,250.00 ----------**DOLLARS**

Cash in hand paid by Marcus H. Gunter and wife, Pearl Jeanne Gunter, the receipt of which is hereby acknowledged, we,

N. H. Barker and Herschel Greer

have bargained and sold, and by these presents do transfer and convey unto the said Marcus H. Gunter and wife, Pearl Jeanne Gunter

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. 76 on the Map of Haynes Heights Subdivision, Section II, of record in Book 2331, page 59, Register's Office for Davidson County, Tennessee.
Beginning at a point in the east margin of Shreeve Lane at the common corner of Lots Nos. 76 and 77; thence with the line between said lots eastwardly 200 feet to a point; thence southwardly 233 feet to a point in the margin of Malte Drive; thence with the margin of said drive westwardly 134.3 feet to the beginning of a curve; thence around said curve in a northwesterly direction 39.3 feet to a point in the margin of Shreeve Lane; thence with the margin of said lane 200 feet to the beginning.
Being a part of the same property conveyed to N. H. Barker and Herschel Greer by deed from L. H. Jordan and wife, of record in Book 2333, page 50, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and setback lines that are applicable to the above described property.
The said Herschel Greer having full power to convey the above described property as granted him in Deed of record in Book 2333, page 50, 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 Marcus H. Gunter and wife, Pearl Jeanne Gunter their **heirs and assigns, forever.**

And we **do covenant with the said** Marcus H. Gunter and wife, Pearl Jeanne Gunter **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, N. H. Barker and Herschel Greer **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Marcus H. Gunter and wife, Pearl Jeanne Gunter their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness my **hand this** 14th **day of** June, **19** 56

Herschel Greer

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 bargainor,** Herschel Greer

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

Witness my hand and official seal at office, this 14th **day of** June, **19** 56

Commission expires [illegible] 1957

A. M. Tenison
Notary Public

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