K 2546

D E E D

FOR AND IN CONSIDERATION of the sum of One Hundred ($100.00) Dollars, cash in hand paid by Bobby Lee Carver and wife, Lorene Duke Carver, to E. D. Pardue and wife, Vera Pardue, the receipt of which is hereby acknowledged, we, the said E. D. Pardue and wife, Vera Pardue, do hereby bargain, sell, transfer and convey unto Bobby Lee Carver and wife, Lorene Duke Carver, their heirs and assigns, the hereinafter described property located in the Fourteenth, formerly the Twenty-Fourth, Civil District of Davidson County, Tennessee, to wit:

> This being a portion of E. W. Pardue tract of land in the 14th Civil District of Davidson County, on the south side of Bear Hollow Road and north side of Clifford Duke line, which runs as follows:
>
> Beginning at iron pin center of Bear Hollow Road northeast corner of Clifford Duke's tract; thence south 80° west 290-3/4 feet to a stake; thence south 62° 15' west 103 feet to a stake; thence north 12° west 119.5 feet to center of said Road; thence with center of said road north 73° 30' east 114 feet; thence south 89° 15' east 100 feet; thence south 75° 30' east 205 feet to the beginning. Containing 0.65 acres, more or less. And being a part of the same property conveyed to us by deed recorded in Book 2335, page 315, R.O.D.C., Tennessee.

The above described tract of land lies north of and adjoins a tract of land conveyed to the said Bobby Lee Carver and wife, Lorene Duke Carver, by deed of Hollis Duke, recorded in Book 2449, page 219, R.O.D.C., Tennessee.

TO HAVE AND TO HOLD said above described real estate with the appurtenances, estate, title and interest thereto belonging, to the said Bobby Lee Carver and wife, Lorene Duke Carver, their heirs and assigns, forever. And we do covenant with the said Bobby Lee Carver and wife, Lorene Duke Carver, that we are lawfully seised and possessed of said real estate in fee simple, have a good right to convey it, and the same is unencumbered except an easement for right-of-way of Bear Hollow Road and an easement granted Southern Bell Telephone and Telegraph Company, of record in Book 1853, page 255, R.O.D.C., Tennessee.

We further covenant and bind ourselves, our heirs and representatives, to warrant and defend the title to said real estate to the said Bobby Lee Carver and wife, Lorene Duke Carver, their heirs and assigns, against the lawful claims of all persons whomsoever.

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