K 2549

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of - - - - -($10.00)- - - - - - - - -

- - - - - - -TEN & No/100ths- DOLLARS cash in hand paid by John R. Arnold, Sr. and wife, Pauline P. Arnold, and other good and valuable consideration, receipt of all of which is hereby acknowledged, and the assumption by John R. Arnold, Sr. and wife, Pauline P. Arnold, of the payment of the balance of $11,252.51 due Kimbrough-Phillips Company on note secured by deed of trust to Miller Kimbrough, Trustee, of record in Book 2317, page 289, R.O.D.C., Tennessee, we, Charles J. Singleton and wife, Mackie Lee Singleton,

_____ have bargained and sold, and by these presents do transfer and convey unto the said John R. Arnold, Sr. and wife, Pauline P. Arnold, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 75 on the Plan of Gibson Heights, as of record in Book 1835, page 133, R.O.D.C., Tennessee, described as follows:

Beginning on the southwesterly margin of McGinnis Drive at the corner of Lots Nos. 75 and 76; thence with the line between said two lots southwestwardly 181.1 feet to the corner of Lots Nos. 74 and 75; thence with the line between said two lots northwestwardly 142.41 feet to the southeasterly margin of Cooper Lane; thence with said lane northeastwardly 111.04 feet to the beginning of a curve; thence around said curve with a radius of 20 feet northeastwardly 27.21 feet to the southwesterly margin of McGinnis Drive; thence with said drive southeastwardly 72 feet to the beginning.

Being the same property conveyed to Charles J. Singleton and wife, Mackie Lee Singleton, by deed from Lewis E. Gaines and Joe Gaines, of record in Book 2298, page 633, R.O.D.C., 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 John R. Arnold, Sr. and wife, Pauline P. Arnold, their heirs and assigns, forever.

And we do covenant with the said John R. Arnold, Sr. and wife, Pauline P. Arnold, 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 we, Charles J. Singleton and wife, Mackie Lee Singleton, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said John R. Arnold, Sr. and wife, Pauline P. Arnold, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 7th day of August, 19 56.

Charles J. Singleton

Mackie Lee Singleton

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