K 2594

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of Eleven Thousand Three Hundred and No/100 ---------- ----------$11,300.00 ----------**DOLLARS**

Cash in hand paid by Claude E. Hartman and wife, Martha G. Hartman, the receipt of which is hereby acknowledged, I,

A. S. Johnson

have bargained and sold, and by these presents do transfer and convey unto the said Claude E. Hartman and wife, Martha G. Hartman

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. 27 on the Map of Glencoe Acres Subdivision, Sections I and II, as of record in Book 1835, page 137, Register's Office for Davidson County, Tennessee.
Said Lot No. 27 fronts 91 feet on the west side of Mimosa Drive and extends back 207.3 feet on the southerly line and 199.3 feet on the northerly line to a rear line in the rear, on which it measures 91.2 feet.
Being a part of the same property conveyed to A. S. Johnson by deed from Davidson Title Company of Nashville, Inc., of record in Book 4490, page 491, Register's Office.

[illegible] appurtenances, hereditaments and [illegible] property.

[illegible] which he owns [illegible] Davidson County, Tennessee, which is [illegible] unencumbered.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said [illegible] heirs and assigns, forever.

And I do covenant with the said [illegible] 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.** [illegible]

And I, A. S. Johnson do further **covenant and bind** [illegible] heirs and representatives, to warrant and forever **defend the title to the said land to the said** [illegible] heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this [illegible] day of [illegible], 19[illegible]

A. S. Johnson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named [illegible]

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

Witness my hand and official seal at office, this [illegible] day of [illegible], 19[illegible]

Commission expires [illegible]

Notary Public

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