K 2597

WARRANTY DEED R. E. FOLK, JR., FORM **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of TEN DOLLARS ($ 10.00),

CASH IN HAND PAID, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED AND AS A FURTHER CONSIDERATION, THE GRANTEES HEREIN NAMED AGREE TO PAY THE UNPAID BALANCE IN THE PRINCIPAL AMOUNT OF $9,097.29 NOW OWING ON ONE CERTAIN DEED OF TRUST EXECUTED BY HUBERT I. CANTRELL AND WIFE, REBA D. CANTRELL, TO HERSCHEL GREER, TRUSTEE, AS OF RECORD IN BOOK 2213, PAGE 1, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

WE, FLETCHER L. WARD AND WIFE, EDNA EARL WARD

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

JOHN ROBERT HAGAR and wife, MARY ELIZABETH HAGAR

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND IN THE THIRD DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 68 ON THE MAP OF CLOVER HILL, SECTION II, AS OF RECORD IN BOOK 2133, PAGE 46, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 68 FRONTS 70 FEET ON THE SOUTHERLY SIDE OF IRONWOOD DRIVE AND EXTENDS BACK BETWEEN LINES 155.2 FEET ON THE EASTERLY SIDE AND 152.8 FEET ON THE WESTERLY SIDE TO A DEAD LINE IN THE REAR, ON WHICH IT MEASURES 70 FEET.

BEING THE SAME PROPERTY AS CONVEYED TO FLETCHER L. WARD AND WIFE, EDNA EARL WARD, BY DEED FROM HUBERT I. CANTRELL AND WIFE, REBA D. CANTRELL AS OF RECORD IN BOOK 2483, PAGE 273, 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 Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for Deed of Trust executed by Hubert I. Cantrell and wife, Reba D. Cantrell, to Herschel Greer, Trustee, as of record in Book 2213, Page 1, RO, DC, Tenn.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 3rd day of October, 1956

Fletcher L. Ward

Edna Earl Ward

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, CLETUS KNIGHT, a Notary Public in and for the State and County aforesaid, personally appeared the within named FLETCHER L. WARD AND WIFE, EDNA EARL WARD, the bargainor(s) with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

Witness my hand and official seal at DONELSON, Tennessee, this the 3rd day of OCTOBER, 1956

Cletus Knight
Notary Public

My commission expires: 11/8/1959

WARRANTY DEED

From FLETCHER L. WARD, ET UX 19329

To John R. Hagarsety

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 12 day of OCT A.D. 1956 at 4:29 o'clock P.M.
Book 2483 Page 273
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By Mary Ware D.C.

[redacted]

Return to: KNIGHT REALTY CO.
2416 LEBANON RD.
NASHVILLE 14, TENN.

NASHVILLE TITLE COMPANY
"A Guaranteed Title"
NASHVILLE, TENNESSEE

3

PG 213