BK 2602

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WARRANTY DEED Form 1002 Published by Tennessee Title Company

For and in consideration of the sum of $ _____

- - - - - TEN AND NO/100 - DOLLARS

Cash in hand paid by William M. Lane and wife, Mable H. Lane, and other good and valuable considerations, receipt of which are hereby acknowledged and the assumption of a first mortgage executed by the grantors, dated January 26, 1956 in the principal sum of $8,750.00, to John M. Mumbree, Trustee, secured by deed of Trust of record in Book 2424, page 98, Register's Office for Davidson County; said mortgage payable in 240 monthly instalments of $65.63 each, which includes interest at the rate of 6% per annum, beginning March 1, 1956 and final instalment on the first day of February 1976; we,

Benjamin A. HIRST, Sr and wife, Atlee S. HIRST

have bargained and sold, and by these presents do transfer and convey unto the said William M. Lane and wife, Mable H. Lane,

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. 10 on the Plan of Cunningham Heights, as of record in Book 3431, page 75, Register's Office for said County.

Said lot fronts 75 feet on the north side of Garwood Drive and runs back 160 feet on the west line, 160.5 feet on the east line, to a fixed line, on which it measures 81.58 feet.

Being the same property conveyed to Benjamin A. Hirst, Sr and wife, Atlee S. Hirst, by deed from Carl Patton, Inc., of record in Book 2431, page 104, Register's Office for said County.

This conveyance subject to restrictions of record in Book 2480, page 455, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William M. Lane and wife, Mable H. Lane, their heirs and assigns, forever.

And we do covenant with the said William M. Lane and wife, Mable H. Lane 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 as hereinabove set out and taxes for 1956 which are assumed by the grantee herein.

And we, Benjamin A Hirst, Sr and wife, Atlee S. Hirst do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said William M. Lane and wife, Mable H. Lane, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 28th day of November, 19 56

Benjamin A. Hirst Sr

Atlee S Hirst

STATE OF TENNESSEE
Davidson County

Personally appeared before me, J W Couch, a Notary Public in and for said County and State, the within named Benjamin A Hirst, Sr and wife, Atlee S Hirst

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 Nashville, Tennessee, this 28th day of November, 19 56

Commission expires July 27, 1959

J. W. Couch
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

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