BK 2636

For and in consideration of the sum of TWELVE THOUSAND AND No/100 ----------
----------($12,000.00)---------- DOLLARS

Cash in hand paid by Roy D. Rucker and wife, Fannie Mai McGhee Rucker, the receipt of which is hereby acknowledged, we,

N. H. Barker and Herschel Greer

have bargained and sold, and by these presents do transfer and convey unto the said Roy D. Rucker and wife, Fannie Mai McGhee Rucker their 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. 34 on the Map of Haynes Heights, Section II, as of record in Book 2331, pages 58 and 59, Register's Office for Davidson County, Tennessee.
Said Lot No. 34 fronts 107.7 feet on the northerly side of Francis Street and runs back 108.6 feet on the westerly line and 146.8 feet on the easterly line to a dead line in the rear, measuring 101 feet thereon.
Being a part of the same property conveyed to N. H. Barker and Herschel Greer, by deed from L. H. Jordan and wife, of record in Book 2333, Page 50, said Register's Office.
The said Herschel Greer having full power to convey the above described property as granted him in Deed of record in book 2333, page 50, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and setback lines that are applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Roy D. Rucker and wife, Fannie Mai McGhee Rucker their heirs and assigns, forever.

And we do covenant with the said Roy D. Rucker and wife, Fannie Mai McGhee Rucker 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, N. H. Barker and Herschel Greer do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Roy D. Rucker and wife, Fannie Mai McGhee Rucker their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 20th day of December, 19 56

Herschel Greer

STATE OF TENNESSEE
Davidson County

Personally appeared before me, A. M. Tenison, a Notary Public in and for said County and State, the within named Herschel Greer

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

Witness my hand and official seal at office, this 20th day of December, 19 56.

Commission expires [illegible]

A.M. Tenison Notary Public

WARRANTY DEED

FROM N. H. Barker and Herschel Greer

TO 29181 Roy D. Rucker and wife, Fannie Mai McGhee Rucker

GUARANTY MORTGAGE CO. OF NASHVILLE

REGISTER'S OFFICE (EFFI) STATE OF TENNESSEE DAVIDSON COUNTY

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Rec'd for record JAN 9 1957 at 8:47 A.M. Book 2636 Page 477
S. P. WILSON, Register

12,000

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