K 2639

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WARRANTY DEED

For and in consideration of the sum of TEN DOLLARS ($10.00)
DOLLARS
and other good and valuable considerations, receipt of all of which is hereby acknowledged,

We, Howard L. Gibson and wife, Margaret M. Gibson have bargained and sold, and by these presents do transfer and convey unto the said Samuel F. Hollins, Jr., and wife, Joyce B. Hollins - - - - - - - - - - - - - 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. 14 on the Plan of Harpeth Acres, Section 7, as of record in Book 2331, page 154, R.O.D.C., Tennessee.

Beginning at a point in the easterly margin of Benton Smith Road at the southwest corner of Lot No. 13; thence with said margin of Benton Smith Road, southwestwardly 170 feet to a monument; thence continuing with said margin 10 feet to the northwest corner of Lot No. 15; thence southeastwardly 285.8 feet to the northeast corner of Lot No. 15; thence north 17 degrees 38 minutes east 158.9 feet to a monument; thence north 31 degrees 32 minutes east 25 feet to the southeast corner of Lot No. 13; thence northwestwardly 222 feet to the point of beginning.

Being part of the same property conveyed to Howard L. Gibson and wife, Margaret M. Gibson, by deed from Wilson N. West and wife, Jane Allen West, of record in Book 2591, page 632, R.O.D.C., Tennessee.

Restrictive covenants of record in Book 2633, Page 487, R.O.D.C., Tenn. are made a part hereof as fully as if copied herein.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Samuel F. Hollins, Jr., and wife, Joyce B. Hollins - their heirs and assigns, forever.

And we do covenant with the said Samuel F. Hollins, Jr., and Joyce B. Hollins - 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 1957 Taxes which are assumed by buyer.

And we, Howard L. Gibson and wife, Margaret M. Gibson - - - - - - - - - - - do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Samuel F. Hollins, Jr., and wife, Joyce B. Hollins, - - - their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 28th day of February, 19 57

Howard L. Gibson

Margaret M. Gibson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Eugene Jackson Jr., a Notary Public in and for said County and State, the within named Howard L. Gibson and wife, Margaret M. Gibson

the bargainors, 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 office, this 28 day of February, 1957.

Commission expires Nov. 7, 1959

Eugene Jackson Jr.
Notary Public

FOSTER & PARRIS CO., NASHVILLE

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