BK 2644

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RAA $5.00

WARRANTY DEED

For and in consideration of the sum of $10.00
Ten & NO/100 DOLLARS

cash in hand paid by James C. Burnette, and other valuable and sufficient considerations, receipt of all of which is hereby acknowledged.

We, William Hugh Reeves and wife, Ruth Reeves have bargained and sold, and by these presents do transfer and convey unto the said James C. Burnette his 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 the westerly 70 feet of Lot No. 18 and the easterly 55 feet of Lot No.19 on the map of the subdivision of the Maplewood Home Tract, as of record in Book 421, page 174, Register's Office for said County. Said parts of Lots Nos. 18 and 19 front together 125 feet on the southerly side of McIver Street and run back 87.4 feet, more or less, on the westerly line and 92.7 feet, more or less, on the easterly line to a dead line, measuring 125 feet, more or less, thereon.

Being the same property conveyed to William Hugh Reeves and wife, Ruth Reeves, by deed from John Rook, of record in Book 1583, page 456, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James C. Burnette his heirs and assigns, forever.

And we do covenant with the said James C. Burnette 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 for 1957 taxes which have been prorated as of this date and assumed by buyer.

And William Hugh Reeves and wife, Ruth Reeves do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James C. Burnette his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 10th day of April 1957

William Hugh Reeves William H. Reeves
Ruth Reeves

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Elizabeth K. Lokey, a Notary Public in and for said County and State, the within named William Hugh Reeves and wife, Ruth Reeves

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 office, this 10th day of April 1957

Commission expires 7-27-59

Elizabeth K. Lokey
Notary Public

ELIZABETH K. LOKEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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