BK 2647

TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1001 — Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00 - - - - - - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by the grantees herein, and other good and valuable considerations,

the receipt of which is hereby acknowledged,

I, James E. Adams,

have bargained and sold, and by these presents do transfer and convey unto the said WILLIAM W. HARRIS AND WIFE, LILLIAN MARIE HARRIS, 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. 54 on the Plan of Harding Park, of record in Book 2331, page 120, Register's Office for said County.

Said Lot No. 54 fronts 145.5 feet on the easterly side of Post Road and runs back between lines, 212.3 feet on the northerly line and 208.7 feet on the southerly line to a dead line in the rear on which it measures 108.5 feet.

Being part of the property conveyed to James E. Adams by deed from Harding Park Company, a partnership, etc., of record in Book 2544, page 153, said Register's Office.

James E. Adams herein named as grantor is married to Mary L. Adams and an instrument has been filed in the Register's Office for Davidson County, Tennessee, by James E. Adams and wife, Mary L. Adams, of record in Book 2274, page 491, wherein the homestead of said parties has been set-up, set apart and established in other property than the premises in question.

The above described property is conveyed subject to restrictive covenants of record in Book 2542, page 486, 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 William W. Harris and wife, Lillian Marie Harris, their heirs and assigns, forever.

And I do covenant with the said grantees that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except by 1957 taxes, which the grantees herein assume and agree to pay.

And I, James E. Adams, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantees herein, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 10th day of May 19 57

James E. Adams

STATE OF TENNESSEE }
DAVIDSON COUNTY }

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named James E. Adams, 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 Nashville, Tennessee, this 15 day of May, 19 57.

Commission expires April 23, 1958

L. D. Richards
Notary Public

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