BK 2689

TENNESSEE TITLE COMPANY

WARRANTY DEED FORM 1002 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, and the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note in the original amount of $11,000.00, dated November 29, 1951, executed by the grantors herein, payable to Walter M. Noel & Company, with interest at 4% per annum, both principal and interest payable $66.66 monthly, and secured by a deed of trust of record in Book 2062, page 595, Register's Office for Davidson County, Tennessee,

we, Henry K. Knowles and wife, Anna Mae Knowles,

have bargained and sold, and by these presents do transfer and convey unto the said EDWIN B. HOWARD AND WIFE, ELIZABETH G. HOWARD, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Being part of Lots 52 and 53 on the Map of Bluefields, of record in Book 843, page 34, Register's Office for said County, and described according to a copy of a survey made by Z. J. Wilkinson, Surveyor, January 17, 1951, as follows: BEGINNING at a point on the north margin of Cumberland Circle 2 feetwest of the corner of Lots 52 and 53; thence northerly 323 feet to a point which is 45feet west of the corner of Lots 52 and 53; thence easterly 70 feet to a point; thence southeasterly 346.7 feet to a point which is 98 feet east of the corner of Lots 52 and 53, in the north margin of Cumberland Circle; thence with the margin of the same, westerly 100 feet to the beginning.
Being the same property conveyed to Henry K. Knowles and wife, Anna Mae Knowles, by deed from J. A. DeMontbreun and wife, of record in Book 2029, page 313, 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 Edwin B. Howard and wife, Elizabeth G. Howard, their heirs and assigns, forever.

And we do covenant with the said grantees herein 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 we, Henry K. Knowles and wife, Anna Mae Knowles, 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 our hands this 1st day of July, 1957

Henry K. Knowles
Henry K. Knowles
Anna Mae Knowles
Anna Mae Knowles

STATE OF ~~TENNESSEE~~ CALIFORNIA
SAN DIEGO
~~DAVIDSON~~ COUNTY

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Henry K. Knowles and wife, Anna Mae Knowles

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 San Diego, ~~Tennessee~~ California this 1st day of July, 1957

Commission expires April 11, 1958

Notary Public

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