BK 2693

WARRANTY DEED

For and in consideration of the sum of SIXTEEN THOUSAND FIVE HUNDRED AND NO/100 ---------- ----------($16,500.00)---------- **DOLLARS**

Cash in hand paid by Warren M. Goodwin and wife, Peggy N. Goodwin, the receipt of which is hereby acknowledged, we

J. E. Adams and wife, Mary E. Adams

have bargained and sold, and by these presents do transfer and convey unto the said Warren M. Goodwin and wife, Peggy N. Goodwin **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. 1013 on the Map of Brentwood Hall Subdivision, Section 10, as of record in Book 2330, page 80, Register's Office for said County.

Said Lot No. 1013 is described as follows;

Beginning at a point in the easterly margin of Kincannon Drive, being the common westerly corners of Lots 1014 and 1013; thence easterly along the line between said Lots 150.7 feet to a point, being the common corner of Lots 1014, 1013 and 1012; thence southerly along the line between said Lots 1013 and 1012, 150 feet to a point in the northerly margin of Oakley Drive; thence westerly along the margin of said Drive 120 feet to the beginning of a curve; thence around said curve 38 feet to a point in the easterly margin of Kincannon Drive; thence northerly 118.6 feet to the point of beginning.

Being the same property conveyed to J. E. Adams by deed from Thomas M. Pritchett and Landon R. Smartt of record in Book 2542, page 437, Register's Office for said County.

This conveyance is made subject to all restrictive covenants, easements and setback lines 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 Warren M. Goodwin and wife, Peggy N. Goodwin **their heirs and assigns, forever.**

And we **do covenant with the said** Warren M.Goodwin and wife, Peggy N. Goodwin **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 and are hereby assumed by the purchasers.

And we, J. E. Adams and wife, Mary 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** Warren M. Goodwin and wife, Peggy N. Goodwin **their heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hands this** 8th **day of** August, 19 57

J. E. Adams

Mary E. Adams

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** J. E. Adams and wife, Mary E. Adams

the bargainor 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 8th **day of** August, 1957

Commission expires February 1, 19[illegible]

A.M.Tenison **Notary Public**

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