BK 2693

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 for the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note dated September 16, 1955, executed by the grantors herein, payable to Fidelity Federal Savings and Loan Association, for the original sum of $10,000.00, with interest at 4% per annum, and 1% service fee, principal, interest and service fee all payable $66.00 per month, and said debt having been secured by a deed of trust of record in Book 2458, page 371, Register's Office for Davidson County, Tennessee,

WE, JOSEPH G. ARMIGER AND WIFE, MARY S. ARMIGER,

have bargained and sold, and by these presents do transfer and convey unto the said

H. H. HAYES AND WIFE, JUNE C. HAYES

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. 31, on the Plan of Lakeland, as of record in Book 2133, page 15, Register's Office for said County, and described as follows:

BEGINNING at a point in the west margin of Emery Drive, at the corner of Lots Nos. 31 and 32; thence with the line between said lots, westerly 208.5 feet to a point, thence southerly 210 feet to the north margin of Elm Hill Road; thence with the Margin of the same easterly 177 feet to the beginning of a curve; thence around said curve northeasterly 38.6 feet to the west margin of Emery Drive; thence with the margin of the same, northerly 169.2 feet to the point of beginning.

Being the same property conveyed to Joseph G. Armiger and wife, Mary S. Armiger, by deed from L. B. Jones and wife, as of record in Book 2450, page 355, 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 H. H. HAYES AND WIFE, JUNE C. HAYES thier heirs and assigns, forever.

And we do covenant with the said H. H. HAYES AND WIFE, JUNE C. HAYES 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 by 1957 taxes, which the grantees herein assume and agree to pay.

And we, the grantors, 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 5th day of August, 1957.

Joseph G. Armiger
Joseph G. Armiger

Mary S. Armiger
Mary S. Armiger

STATE OF TENNESSEE } Maryland
Baltimore
DAVIDSON COUNTY }

Personally appeared before me, Harold C. Lloyd, a Notary Public in and for said County and State, the within named Joseph G. Armiger and wife, Mary S. Armiger, the bargainors, with whom I am personally acquainted, and who acknowledge that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Baltimore, Maryland, Tennessee, this 9th day of August, 1957.

Commission expires May 4, 1959

Harold C. Lloyd
Notary Public

Warranty Deed
G-117196-jmn

From JOSEPH G. ARMIGER, ET UX.

48550

To H. H. HAYES, ET UX.

REGISTERS OFFICH
RELEASE FOR IN TENN. TITLE CO. BOX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 12 day of AUG A.D. 1957 at 2:40 o'clock P.M.
Noted in Book 88 Page 30
Recorded in Book Page
Recording Fee $7.00
JAMES P. WILKINSON, Register
By Dpt. Reg.

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

PG 247