K 2694

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, I, W.Carmichael Herbert, have bargained and sold and do by these presents transfer and convey unto my wife, Mai B. Herbert, (for the purpose of creating a tenancy by the entirety between myself and my wife), a 1/2 undivided interest in and to the following described property lying, located, and being in the 6th Civil District of Davidson County and a part in the 15th Civil District of Williamson County, to-wit:

Tract I: A tract of 90 acres and 12 square poles, more or less bounded on the East by the lands of Hill and Waller; on the South by the Smyrna church lot and the land of Dr. S. B. Frost estate; on the West by the lands of Waller and Williams and on the North by the public road.

And being the same property conveyed to G. W. C. Herbert by deed of G. M. Carmichael and wife, Mary S. Carmichael recorded in Deed Book 2493, Page 531, R. O. D. C., Tennessee.

Tract II: Being a tract of 78 acres, more or less bounded on the North by road and Alexander; on the South by Herbert; on the East by Williams and on the West by Frost.

And being the same property devised to grantor by his uncle, G. W. Carmichael, by will probated March 3, 1920 and of record in Will Book _____, Page _____, County Court Clerk's Office of Williamson County, Tennessee.

TO HAVE AND TO HOLD said land with the improvements and appurtenances thereunto belonging unto the said Mai B. Herbert, her heirs and assigns forever. (It is the specific intent of this instrument to create a tenancy by the entirety in and to the above property by and between the grantor and his wife, Mai B. Herbert. Said instrument being in accordance with Chapter 255 of the Public Acts of 1949, General Assembly of the State of Tennessee.)

AND I COVENANT with the said Grantee that I am lawfully seized and possessed of said property and have a good and perfect right to convey it, and it is unencumbered.

AND I DO FURTHER COVENANT and bind myself and my heirs and representatives to warrant and to forever defend the title of the said property to the said Mai B. Herbert, her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY HAND this 9th day of August 1957.

W. Carmichael Herbert

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