K 2694



THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

**WARRANTY DEED**

**For and in consideration of the sum of** Twenty Five Hundred and No/100 ----------
----------$2500.00 ----------**DOLLARS**

Cash in hand paid by James N. Williams and wife, Beatrice Scales Williams, the receipt of which is hereby acknowledged, we,

N. H. Barker and Herschel Greer

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** James N. Williams and wife, Beatrice Scales Williams

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. 92 on the Map of Haynes Heights, Section II, as of record in Book 2331, page 59, Register's Office for said County. Said Lot No. 92 fronts 201.8 feet on the northerly side of Manila Street and runs back 305.5 feet on the westerly line and 296 feet on the easterly line to a dead line in the rear, measuring 67 feet thereon.
Being a part of the same property conveyed to N. H. Barker and Herschel Greer by deed from L. H. Jordan and wife, of record in Book 2333, page 50, said Register's Office.

The said Herschel Greer having full power to convey the above described property as granted him in Deed of record in Book 2333, page 50, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are 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** James N. Williams and wife, Beatrice Scales Williams
their **heirs and assigns, forever.**

**And** we **do covenant with the said** James N. Williams and wife, Beatrice Scales Williams **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 1957 taxes which have been prorated and are hereby assumed by the purchasers.

**And** we, N. H. Barker and Herschel Greer
**do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** James N. Williams and wife, Beatrice Scales Williams, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

**Witness** my **hand this** 8th **day of** August, 19 57

_____ Herschel Greer

_____ _____

_____

**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**
Herschel Greer
**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 office, this** 8th **day of** August, 19 57

**Commission expires** February 9, 1961

A. M. Tenison
**Notary Public**

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