K 2695

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ---------- ---------- $10.00 ---------- **DOLLARS**

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and the assumption of the unpaid balance of the mortgage executed by Cumberland Builders, Inc., to Herschel Greer, Trustee, of record in Book 1455, Page 191, Register's Office for Davidson County, Tennessee, which mortgage the purchasers hereby assume and agree to pay, we,

Morgan A. Tidwell and wife, Dorothy D. Tidwell

_____ **have bargained and sold, and by these presents do transfer and convey unto ~~the said~~** Robert Neil Currey and Connie Ann Delaney, as joint tenants with the right of survivorship to the survivor, his or her ~~xxxxxxxxxxxxx~~ **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. 29 of Block "A" on the Plan of Inglewood Terrace, as of record in Book 1130, page 1, Register's Office for said County.

Said Lot No. 29 fronts 80 feet on the southeasterly side of Inglewood Circle South and runs back between lines, 167 feet on the northeasterly line and 161 feet 3 inches on the southwesterly line, to a dead line in the rear and measures 80 feet 3 inches thereon.

Being the same property conveyed to Morgan A. Tidwell and wife, Dorothy D. Tidwell, by deed from Charles F. Callahan and wife, Marie T. Callahan, of record in Book 1764, Page 142, Register's Office for said County.

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 Robert Neil Currey and Connie Ann Delaney _____ **their** _____ **heirs and assigns, forever.**

And we **do covenant with the said** Robert Neil Currey and Connie Ann Delaney _____ **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 appears of record.

And we, Morgan A. Tidwell and wife, Dorothy D. Tidwell _____ **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Robert Neil Currey and Connie Ann Delaney _____ their _____ **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** s **this** 12th **day of** August, 19 57

Morgan A. Tidwell
Morgan A. TIDWELL

Dorothy D. Tidwell

~~California~~ OK

~~STATE OF TENNESSEE~~
~~Davidson County~~

Personally appeared before me, Edmond L. KELLEY, **a Notary Public ~~in and for said County and State,~~ the within named** Morgan A. Tidwell

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 19th **day of** August, 19 57

Edmond L. KELLEY, Notary Public

Commission expires Indefinite

Commission Expires Oct. 17, 1960 HARVESON DER316

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