BK 2698

WARRANTY DEED

FROM

NICHOLAS HOBBS AND WIFE,

MARY T. HOBBS

TO

JAMES M. SHIELDS AND WIFE,

RUTH P. SHIELDS

DICKSON & JOHNSON, INC.

APPROVED AS TO LEGALITY ON

THIS 24 DAY OF Sept, 1947

BY William D. Dickson

WARRANTY DEED

For and in Consideration of the sum of $10.00

---TEN AND NO/100---- DOLLARS

Cash paid by James M. Shields and Wife, Ruth P. Shields, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Nicholas Hobbs and Wife, Mary T. Hobbs,

have bargained and sold, and by these presents do transfer and convey unto the said James M. Shields and Wife, Ruth P. Shields,

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the 7th. Civil District of Davidson County, Tennessee, being parts of lots Nos. 217 and 218 on the plan of Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in Book 421, Pages 102 and 103, Register's Office for said County, described according to a survey made by S. R. Sanford, Jr., Surveyor, November 21, 1945, as follows:

Beginning on the northerly margin of Trimble Road, as now located, 100 feet west of the northwest corner of said Road and Brighton Avenue; thence with the northerly margin of said Road, westwardly 100 feet to a stake; thence northwardly 278 feet 6 inches to a stake in the southerly line of Lot No. 219; thence with said line, eastwardly 100 feet to a stake 100 feet west of the westerly margin of said Avenue; thence southwardly 255 feet 11 inches to the beginning.

Being the same real property conveyed to Nicholas Hobbs and Wife, Mary T. Hobbs, by deed from Norman K. Bramson and Wife, of record in Book 2014, Page 135, said Register's Office.

Property conveyed subject to Restrictive covenants contained in deed from Royal Oaks Land Company to Carl B. Stoltz and Wife, dated November 26, 1945, filed December 7, 1945, and recorded in Book 1360, Page 15, Register's Office for Davidson County, Tennessee.

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