K 2738

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ----------$10.00----------

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

cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

we, Dewey C. Agee and wife, Ava T. Agee have bargained and sold, and by these presents do transfer and convey unto the said Fred S. Ramsay his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 611 on the Map of Cloverhill Subdivision, Section VIII, as of record in Book 2331, pages 10 and 11, Register's Office for said County.

Said Lot No. 611 fronts 85 feet on the southerly side of Cloverwood Drive, and extends back 173.2 feet on the westerly line and 128.1 feet on the easterly line, to an irregular line in the rear on which it measures 72.9 feet.

Being the same property conveyed to Dewey C. Agee and wife, Ava T. Agee, by deed from Wedgewood Builders, Incorporated, of record in Book 2697, page 141, Register's Office for Davidson County, Tennessee.

This property is being conveyed subject to the unpaid balance of an original loan of $9,750.00, executed by Grantors to Wedgewood Builders, Incorporated. Said loan is fully described in the deed of trust of record in Book 2697, page 141, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Fred S. Ramsay his heirs and assigns, forever.

And we do covenant with the said Fred S. Ramsay 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 for herein mentioned loan.

And we, Dewey C. Agee and wife, Ava T. Agee do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Fred S. Ramsay his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 28th day of December, 19 57

Dewey C. Agee

Ava T. Agee

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