BK 2740

TENNESSEE TITLE COMPANY

WARRANTY DEED — Form 1001 — Published by Tennessee Title Company

For and in consideration of the sum of $ - - - - - - $10.00 - Ten and no/100 - - - - - - - - - - - - DOLLARS and other good and valuable considerations, cash in hand paid by Anson N. Travis and wife, Cornelia R. Travis, the receipt of all of which is hereby acknowledged.

I, James E. Adams have bargained and sold, and by these presents do transfer and convey unto the said Anson N. Travis and wife, Cornelia R. Travis 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. 42 on the Plan of Harding Park, as of record in book 2331, page 120, Register's Office for said County. Said lot No. 42 fronts 149 feet on the northwesterly side of Cargile Road and extends back 133.3 feet on the northeasterly line and 177.5 feet on the southwesterly line to a dead line, which is a broken line, measuring 161.5 feet thereon. Being part of the real property conveyed to James E. Adams by deed from Harding Park Company, dated October 30, 1957, filed November 4, 1957, and recorded in book 2702, page 457, said Register's Office.

This conveyance is made subject to restrictive covenants contained in an instrument executed by Harding Park Company, dated June 12, 1956, filed June 15, 1956, and recorded in book 2542, page 486, Register's Office for Davidson County, Tennessee.

James E. Adams, herein named as Grantor, is married to Mary L. Adams and an instrument has been filed in the Register's Office for Davidson County, Tennessee, by James E. Adams and wife, Mary L. Adams of record in Book 2274, page 491, wherein the homestead of said parties has been set-up, set apart and established in other property than the premises in question.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Anson N. Travis and wife, Cornelia R. Travis their heirs and assigns, forever.

And I do covenant with the said Anson N. Travis and wife, Cornelia R. Travis that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, with exception of 1958 Taxes which are prorated and assumed by the Grantees herein.

And I, James E. Adams do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Anson N. Travis and wife, Cornelia R. Travis their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 7th day of March, 1958

James E. Adams (signature)
James E. Adams

STATE OF TENNESSEE }
DAVIDSON COUNTY }

Personally appeared before me, Phillip E. Cole, a Notary Public in and for said County and State, the within named James E. Adams 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 Nashville, Tennessee, this 7th day of March, 1958

My commission expires May 16, 1961

Phillip E. Cole (signature)
Notary Public

PHILLIP E. COLE NOTARY PUBLIC DAVIDSON COUNTY

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PG 581