K 2742

WARRANTY DEED Form 101 Published by Tennessee Title Company

For and in consideration of the sum of $ -

Four Thousand and no/100 ($4,000.00)- - - - - - - - - - - - - DOLLARS

cash in hand paid, by Davidson County Board of Education, the receipt of which is hereby acknowledged, we, Thomas A. Baugh, and wife, Mary Hill Baugh,

have bargained and sold, and by these presents do transfer and convey unto the said Davidson County Board of Education, and its successors in office, ~~heirs and assigns~~, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 9th Civil District of Davidson County, Tennessee, described according to a survey made by J. R. Wauford & Co., Engineers, May 18, 1957, as follows:

Beginning at an iron pin on the easterly margin of Hick's Road at the intersection of the eastern boundary line of the property conveyed to School Commissioners of the 14th District of Davidson County by deed from Robert Temple and wife, of record in Book 113, page 522, Register's Office for said County and the easterly margin of said Road; thence with the easterly margin of said Road, south 9° 55' east 137.3 feet to an iron pin; thence north 72° 19' east 290 feet to an iron pin; thence north 16° 54' east 464.8 feet to an iron pin; thence north 82° 40' west 375.6 feet to an iron pin; thence south 8° west 450 feet to the beginning, containing 4 acres, more or less.

Said property was devised to Thomas A. Baugh by will of Tabitha A. Demoss, deceased, of record in Will Book 43, page 81, County Court 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 Davidson County Board of Education, and its successors in office, ~~heirs and assigns~~, forever.

And we do covenant with the said Davidson County Board of Education, and its successors in office 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 taxes for the year 1958, which grantors hereby agree to pay.

And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Davidson County Board of Education, and its Successors in office ~~heirs and assigns~~ against the lawful claims of all persons, whomsoever.

Witness our hands this 20 day of March, 19 58.

Thomas G Baugh

Mary Hill Baugh

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Cyril Oliver, a Notary Public in and for said County and State, the within named Thomas A. Baugh and Mary Hill Baugh

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 20 day of March, 19 58.

Commission expires Aug 9, 1958

Cyril Oliver
Notary Public

PG 217