K 2748

For and in consideration of the sum of $ TEN AND 00/100 ($10.00)----------
---------- DOLLARS

cash in hand to me paid by May Brigham, a widow, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

I, Hattie Lucile S. Jernigan, a widow,
have bargained and sold, and by these presents do transfer and convey unto the said May Brigham, her
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. 27 of Happy Valley Subdivision, Section "B", not of record, described according to a copy of a survey thereof by Z. J. Wilkinson, Surveyor, September 2, 1945, as follows:

BEGINNING at a point in the northerly margin of Bobby Avenue, at the corner of Lots 26 and 27; thence with the line between said lots, northerly 140 feet to the corner of said lots and of Lots 7 and 8; thence with the line between Lots Nos. 8 and 27, easterly 75 feet to the corner of said lots and of Lots 9 and 28; thence with the line between Lots 27 and 28, southerly 140 feet to the northerly margin of Bobby Avenue; thence with the margin of the same westerly 75 feet to the point of beginning.

Being the same property conveyed to Mrs. Hattie Lucile S. Jernigan, by deed from Hermitage Realty Company, as of record in Book 2336, page 65, said Register's Office.

This conveyance is made subject to the restrictive covenants of record in Book 1181, page 127, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said May Brigham, her heirs and assigns, forever.

And I do covenant with the said May Brigham 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, except by 1958 taxes which are prorated and assumed by grantee.

And I, Mrs. Hattie Lucile S. Jernigan, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said May Brigham, her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 15th day of May, 1958.

Hattie Lucile S. Jernigan

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, James C Puckett, a Notary Public in and for said County and State, the within named Mrs. Hattie Lucile S. Jernigan, the bargainer, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15 day of May, 1958.

Commission expires Nov 1, 1960

James C Puckett
Notary Public

Warranty Deed

FROM MRS. HATTIE LUCILE S. JERNIGAN

TO MAY BRIGHAM

80929

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HOFSTETTER & HOFSTETTER,

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