K 2749

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, Charlie W. Carrigan and wife, Elsie L. Carrigan,

_____ have bargained and sold, and by these presents do transfer and convey unto the said Carl E. Cunningham and wife, Kathleen H. Cunningham

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 parts of Lots Nos. 39, 40 and 41 on the Plan of E. T. Brown's Subdivision, described according to a copy of a survey made by T. R. Sanford, Surveyor, dated April 17, 1958, as follows:

Beginning on the southerly margin of East Trinity Lane at the northeast corner of the property conveyed to R. M. Condra by deed from Atlanta Newson, of record in Book 1781, page 291, said Register's Office; thence with Condra's easterly line southwardly 315 feet, more or less, to a point 43 feet northerly from the rear line of Lot No. 41; thence eastwardly 102 feet, more or less, to a point in the westerly line of the property conveyed to R. L. Frye, Sr., by deed from E. Stanfield and wife, of record in Book 1218, page 628, said Register's Office, which point is 73 feet northerly from the rear line of Lot No. 39; thence with Frye's westerly line northwardly 312 feet, more or less, to the southerly margin of East Trinity Lane; thence with said margin of said Lane 102 feet to the point of beginning.

Being part of the property conveyed to Charlie W. Carrigan and wife, Elsie L. Carrigan, by deed from Atlanta Newson, of record in Book 2026, page 338, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Carl E. Cunningham and wife, Kathleen H. Cunningham, their heirs and assigns, forever.

And we do covenant with the said Carl E. Cunningham and wife, Kathleen H. Cunningham 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.

And we, Charlie W. Carrigan and wife, Elsie L. Carrigan do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Carl E. Cunningham and wife, Kathleen H. Cunningham, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 19th day of May, 19 58

Charlie W. Carrigan
Charlie W. Carrigan,

Elsie L. Carrigan
Elsie L. Carrigan

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