K 2797

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of -----($10.00) ---------- DOLLARS
--Ten dollars cash and other good and valuable considerations ---

Cash in hand paid by W. A. Hardy, receipt of which is hereby acknowledged, assume the unpaid balance of a note in the original amount of $7,000.00 dated June 6, 1958 being fully described in Deed of Trust executed by Norman N. Rose and wife, Nell King Ros, to Louis R. Linx, Trustee, of record in Book 2771, page 205, R. O. D. C. Tenn.

We, Norman N. Rose and wife, Nell King Rose

have bargained and sold, and by these presents do transfer and convey unto the said W. A. Hardy his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the westerly 20 feet of Lot No. 59 and the easterly 40 feet of Lot No. 60 on the Plan of Belair, as of record in Book 332, page 6, Register's Office for said County.

Said parts of Lots Nos. 59 and 60 front together 60 feet on the southerly side of Westwood Avnue, and run back between parallel lines 192 feet to a dead line.

Being the same property conveyed to Norman N. Rose and wife, Nell King Rose, by deed from Ida Walker as of record in Book 2751, page 545, Register's Office Davidson County, Tenn.

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

And we do covenant with the said W. A. Hardy 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, Norman N. Rose and wife, Nell King Rose do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said W. A. Hardy his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 18 day of July, 1958

Norman N. Rose

Nell King Rose

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