K 2808

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS' TITLE CO.

For and in consideration of the sum of $1,250.00.....
.....Twelve Hundred Fifty..... DOLLARS
Paid in cash by Charlie E. Hunt and wife, Emma E. Hunt,
the receipt of which is hereby acknowledged,

We, Claude Shirley and wife, Ellie Shirley

have bargained and sold, and by these presents do transfer and convey unto the said Charlie E. Hunt and wife, Emma E. Hunt, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

In the 10th District of said County, beginning at a point in the center of Campbell Road at the N. W. corner of the tract herein conveyed; and running south 46 deg. East 83 feet; thence south 32 deg. East 63-3/10 feet; thence south 20 deg. 45 minutes East, 102.5 feet; thence south 20 deg. 07' East 48.5 feet; thence south 49 deg. 33' East 32.3 feet to a point in the westerly line of Charlie Hunt property; thence with said Hunt line North 23 deg. 12' east 280.7 feet to the middle of Campbell Road; thence with middle of Campbell Road, north 85 deg. 30' West 280.7 feet to the point of beginning, and a culvert in the center of said Campbell Road, containing 0.956 acres according to survey made by Stephen A. Draper, surveyor, Nashville, Tennessee, on September 18th, 1952 and being a part of said property owned by J.W.Ragan as of record in Book 302, page 347, Dated Dec. 10th, 1904, Register's office for said County.

Being the same property conveyed to Claude Shirley by deed from J. W. Ragan et ux, of record in Book 2099, page 309, 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 Charlie E. Hunt and wife, Emma E. Hunt, their heirs and assigns, forever.

And we do covenant with the said Charlie E. Hunt and wife, Emma E. Hunt, 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, Claude Shirley and wife, Ellie Shirley do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Charlie E. Hunt and wife, Emma E. Hunt, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 10th day of Oct., 1958

Ma Draper — Claude Shirley
Marie W. Butterworth — Ellie Shirley her X mark

G 465